



Statement of Information

Sections 47AF of the Estate Agents Act 1980

16 Sunray Avenue,
CHELTENHAM 3192

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range from \$ 1,100,000 - \$ 1,200,000

Median sale price

Median **House** for **Cheltenham** for period **Jan 2017 - Mar 2017**
Sourced from **REIV**.

\$ 1,050,250

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

8 Leon Street, Cheltenham 3192	Price \$ 1,305,000 Sold 29 April 2017
62 Herald Street, Cheltenham 3192	Price \$ 1,113,000 Sold 25 February 2017
1 Reuben Street, Cheltenham 3192	Price \$ 1,160,000 Sold 22 October 2016

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

House

4 beds

3 baths

0 parking

Contact agents

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