

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

6 Runnymede Street, Mount Waverley Vic 3149

Indicative selling price

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

Range between \$1,350,000

&

\$1,470,000

Median sale price

Median price \$1,456,000

House

X

Unit

Suburb Mount Waverley

Period - From 01/04/2017

to

30/06/2017

Source REIV

Comparable property sales (*Delete A or B below as applicable)

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

Address of comparable property	Price	Date of sale
1		
2		
3		

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

6 Runnymede Street, Mount Waverley Vic 3149

LITTLE
REAL ESTATE

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Indicative Selling Price

\$1,350,000 - \$1,470,000

Median House Price

June quarter 2017: \$1,456,000



Rooms:

Property Type: House

Land Size: 789.721 sqm approx

Agent Comments

We were unable to find 3 properties with 2 bedrooms 1 bathroom on a big allotment of 790 m2 approximately similar to 6 Runnymede Street, Mount Waverley in the Mount Waverley School Zone.

Comparable Properties

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.