

# RT Edgar

## STATEMENT OF INFORMATION

23 March 2019

### Property offered for sale

1/21 Kevin Street, Mount Waverley VIC 3149

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$695,000

### Median sale price

Median price	\$920,000	House		Unit	X	Suburb	Mount Waverley
Period - From	01/01/2018	to	31/12/2018	Source	REIV		

### Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Boroondara estate agent and Rachael Fabbro consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 137 Ferntree Gully Rd MOUNT WAVERLEY 3149	\$735,000	11/11/2018
2 1/47 Sesame St MOUNT WAVERLEY 3149	\$730,000	19/11/2018
3 1/319 Waverley Rd MOUNT WAVERLEY 3149	\$700,000	20/09/2018