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Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address Including suburb and postcode	

Indicative selling price

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

Range between \$600,000 & \$660,000	Range between	\$600,000	&	\$660,000
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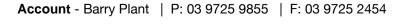
Median sale price

Median price	\$672,500	H	ouse	Х		Suk	burb	Croydon
Period - From	01/01/2017	to	31/03	3/2017	So	ource	REIV	,

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
5/18-20 Hull Rd CROYDON 3136	\$650,000	29/04/2017
6/195 Dorset Rd CROYDON 3136	\$647,000	21/04/2017
1/38 Pascoe Av CROYDON 3136	\$630,000	20/03/2017







Generated: 27/06/2017 17:00