

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address 70 Woods St, Laverton - 3028

Indicative selling price

Single price \$ or range between \$430,000 & \$470,000

Median sale price

Median price \$ 575,000 *T/House X *Unit Suburb Laverton

Period - From Jan 2019 to Aug 2019 Source Realestate.com.au

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
1/17 Armstrong St, Laverton	\$ 520,000	16/08/2019
1/59 Railway Ave, Laverton	\$ 520,000	04/07/2019
2/59 Railway Ave, Laverton	\$ 521,000	04/07/2019