Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address	8 Fraser Street, Glen Waverley Vic 3150
Including suburb and	•
postcode	

Indicative selling price

Property offered for sale

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

Range between	\$2,600,000	&	\$2,860,000
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Median sale price

Median price	\$1,310,000	Pro	perty Type	House		Suburb	Glen Waverley
Period - From	01/07/2019	to	30/06/2020		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 sixmonths that the estate agent or agent's representative considers to be most comparable to the property for sale.

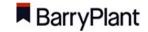
Address of comparable property		Price	Date of sale
1	3 Aitchison Ct GLEN WAVERLEY 3150	\$2,680,000	03/06/2020
2			
3			

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.

This Statement of Information was prepared on:	06/10/2020 11:48





Julie Wells 03 9803 0400 0408 885 718 jwells@barryplant.com.au

Indicative Selling Price \$2,600,000 - \$2,860,000 Median House Price

Year ending June 2020: \$1,310,000



Property Type: House
Land Size: 738 sqm approx
Agent Comments

Comparable Properties



3 Aitchison Ct GLEN WAVERLEY 3150 (VG)

- *6*

Price: \$2,680,000 Method: Sale Date: 03/06/2020

-- 5

Property Type: House (Res) **Land Size:** 500 sqm approx

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.

Account - Barry Plant | P: 03 9803 0400 | F: 03 9803 0814





Agent Comments