

03 9531 1245 0400 298 923

### Statement of Information

dsvak@chisholmgamon.com.au

## Single residential property located in the Melbourne metropolitan area

		Section 47AF of the Estate Agents Act 1									
Property offer	ed for s	ale									
Including subu	4/42 Rus	skin Str	eet, Elwood	d Vic 3184	4						
Indicative sell	ing pric	e									
For the meaning	of this p	rice see o	consun	ner.vic.gov.	au/under	quoting					
Single pric	e \$860,0	000									
Median sale p	rice										
Median price	\$642,00	00	House		Unit	Х	Suburb		Elwood		
Period - From	riod - From 01/01/2018 to 31/12/2018					Source	REIV	REIV			
Comparable p	roperty	sales (*	Delete	e A or B b	elow as	applica	ble)				
months		estate ag						perty for sale be most cor			
Address of comparable property								Price	Date	of sale	
1											
2											
3											
OR											
B* The set	ata agan	t or agent	t'e roer	ocontativo	rooconch	ly boliova	s that	fower than t	hroo oom	parablo	

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.







### Chisholm&Gamon

Daniel Svak 03 9531 1245 0400 298 923

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**Indicative Selling Price** \$860,000

**Median Unit Price** Year ending December 2018: \$642,000





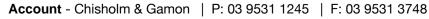
Property Type: Townhouse (Res)

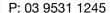
Agent Comments



# 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.









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