

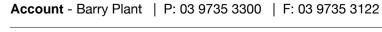
Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47							7AF	AF of the Estate Agents Act 1980					
Property offer	ed for	sale											
Address Including suburb and postcode		6 Royal Avenue, Wandin North Vic 3139											
Indicative sell	ing pri	се											
For the meaning	of this p	orice see o	cons	sumer.vio	c.gov.a	au/un	derquoting	9					
Range betwee	sn \$500,	000		&	ι	\$	550,000						
Median sale p	rice												
Median price	\$727,25	50	Hou	se	<	Unit				Suburb	Wa	andin North	
Period - From	01/04/2	2018	to	31/03/2	019		Sourc	ce F	REIV				
Comparable p	roperty	/ sales (*	Del	ete A o	r B be	elow	as appli	cabl	le)				
months		estate ag								•		the last six- arable to the	
Address of comparable property									Price		Date of sale		
1													
2													
3													•

OR

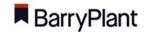
B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.







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Rooms:

Property Type: House (Res) **Land Size:** 1009 sqm approx

Agent Comments

Indicative Selling Price \$500,000 - \$550,000 Median House Price Year ending March 2019: \$727,250

Comparable Properties



10 Meadow Ct WANDIN NORTH 3139 (REI/VG) Agent Comments

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Price: \$550,000

Method: Private Sale **Date:** 15/01/2019

Rooms: -

Property Type: House **Land Size:** 898 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 9735 3300 | F: 03 9735 3122





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