



# It's not about us, it's about you.

# STATEMENT OF INFORMATION

39 MULGRAVE BOULEVARD, KALKALLO, VIC 3064 PREPARED BY BRETT SPARKS, MILLERSHIP & CO, PHONE: 0411131938

# $\underline{\text{MILLERSHIP}} \underbrace{\text{CO.}}{}$

#### STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



### **MEDIAN SALE PRICE**



### KALKALLO, VIC, 3064

Suburb Median Sale Price (House)

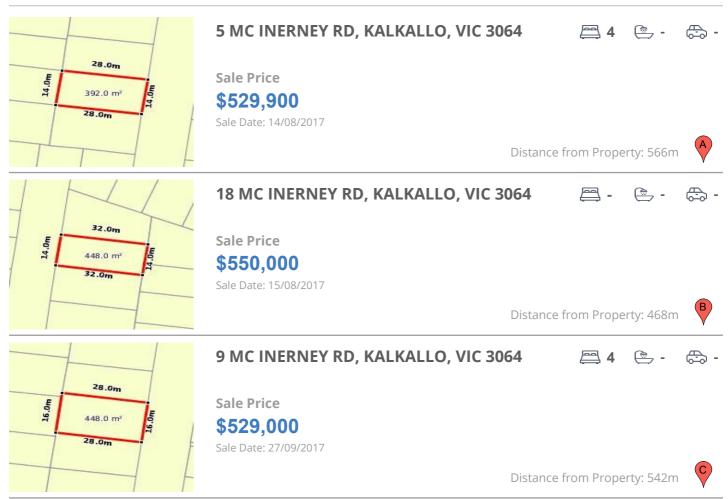
\$562,500

01 July 2017 to 31 December 2017

Provided by: pricefinder

## **COMPARABLE PROPERTIES**

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.



This report has been compiled on 28/02/2018 by Millership & Co Pty Ltd. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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# Statement of Information Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

#### Property offered for sale

Address Including suburb and postcode 39 MULGRAVE BOULEVARD, KALKALLO, VIC 3064

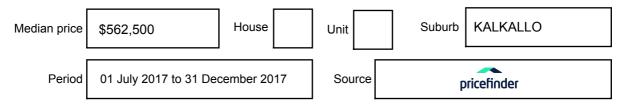
#### Indicative selling price

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

Price Range:

500,000 to 550,000

#### Median sale price



#### **Comparable property sales**

These are the three properties sold within two kilometres of the property for sale in the last six 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 MC INERNEY RD, KALKALLO, VIC 3064	\$529,900	14/08/2017
18 MC INERNEY RD, KALKALLO, VIC 3064	\$550,000	15/08/2017
9 MC INERNEY RD, KALKALLO, VIC 3064	\$529,000	27/09/2017