

**WE DELIVER  
RESULTS**

**STATEMENT OF INFORMATION**

14 MORTON STREET, GLENLYON, VIC 3461

PREPARED BY TOM SHAW, BIGGIN & SCOTT DAYLESFORD, PHONE: 0438118903

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**14 MORTON STREET, GLENLYON, VIC**

3 1 6

**Indicative Selling Price**

For the meaning of this price see [consumer.vic.au/underquoting](http://consumer.vic.au/underquoting)

**Single Price: \$570,000**

Provided by: Tom Shaw, Biggin & Scott Daylesford

## MEDIAN SALE PRICE



**GLENLYON, VIC, 3461**

**Suburb Median Sale Price (House)**

**\$575,000**

01 April 2017 to 31 March 2018

Provided by: pricefinder

## COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.



**35 MORTON ST, GLENLYON, VIC 3461**

4 2 2

**Sale Price**

**\*\*\$660,000**

Sale Date: 26/02/2018

Distance from Property: 335m



**48 DYSART ST, GLENLYON, VIC 3461**

4 2 3

**Sale Price**

**\*\*\$775,000**

Sale Date: 25/01/2018

Distance from Property: 385m



Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address  
Including suburb and  
postcode

14 MORTON STREET, GLENLYON, VIC 3461

Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price:

\$570,000

Median sale price

Median price

\$575,000

House

X

Unit


Suburb

GLENLYON

Period

01 April 2017 to 31 March 2018

Source



Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
35 MORTON ST, GLENLYON, VIC 3461	**\$660,000	26/02/2018
48 DYSART ST, GLENLYON, VIC 3461	**\$775,000	25/01/2018