

STATEMENT OF INFORMATION

4 BRIGGS STREET, MOUNT WAVERLEY, VIC 3149

PREPARED BY PETER ALAMARAS, WOODARDS MT WAVERLEY



woodards 

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



4 BRIGGS STREET, MOUNT WAVERLEY,

 4  -  -

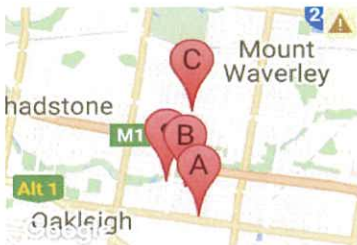
Indicative Selling Price

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

Price Range: **\$1,640,000 to \$1,800,000**

Provided by: Peter Alamaras, Woodards Mt Waverley

MEDIAN SALE PRICE



MOUNT WAVERLEY, VIC, 3149

Suburb Median Sale Price (House)

\$1,401,000

01 January 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.



25 VIEWBANK RD, MOUNT WAVERLEY, VIC

 3  2  4

Sale Price

***\$1,435,000**

Sale Date: 22/11/2017

Distance from Property: 681m



5 ACTON ST, MOUNT WAVERLEY, VIC

 3  1  1

Sale Price

\$1,565,000

Sale Date: 09/03/2017

Distance from Property: 255m



276 WAVERLEY RD, MOUNT WAVERLEY,

 1  1  2

Sale Price

\$1,660,000

Sale Date: 20/05/2017

Distance from Property: 1.1km



This report has been compiled on 05/03/2018 by Woodards Mt Waverley. 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

4 BRIGGS STREET, MOUNT WAVERLEY, VIC 3149

Indicative selling price

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

Price Range: \$1,640,000 to \$1,800,000

Median sale price

Median price

\$1,401,000

House

☒

Unit

☐

Suburb

MOUNT WAVERLEY

Period

01 January 2017 to 31 December 2017

Source



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
25 VIEWBANK RD, MOUNT WAVERLEY, VIC 3149	*\$1,435,000	22/11/2017
5 ACTON ST, MOUNT WAVERLEY, VIC 3149	\$1,565,000	09/03/2017
276 WAVERLEY RD, MOUNT WAVERLEY, VIC 3149	\$1,660,000	20/05/2017