
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

23 Maygrand Close, Kilsyth South

Indicative selling price

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

Range between	\$800,000	&	\$880,000
---------------	-----------	---	-----------

Median sale price

Median price

\$755,000

House

X

Suburb

Kilsyth South

Period - From

01/04/2016

To

31/03/2017

Source

REIV propertydata.com.au

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
27 Wonthulong Drive, Bayswater North	\$868,888	21/4/2017
8 Festival Place, The Basin	\$851,000	11/02/2017
34 Calmsden Street, Kilsyth South	\$850,000	02/05/2017

Property data source: REIV propertydata.com.au. Generated on 13th June, 2017.