

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

64-66 Heyfield Road Rye VIC 3941

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$1,650,000

&

\$1,750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$680,000

Property type

House

Suburb

Rye

Period-from

01 Nov 2018

to

31 Oct 2019

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

9 Heyfield Road Rye VIC 3941	\$735,000	03-Sep-19
34 Brewster Road Rye VIC 3941	\$1,820,000	24-May-19
59 Bimbiang Crescent Rye VIC 3941	\$1,530,000	17-Oct-19

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 6 months.~~

This Statement of Information was prepared on: 01 November 2019



GRANGER
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9 Heyfield Road Rye VIC 3941

Sold Price

\$735,000

Sold Date

03-Sep-19

4 - -

Distance

0.54km



34 Brewster Road Rye VIC 3941

Sold Price

\$1,820,000

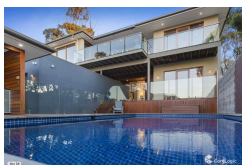
Sold Date

24-May-19

3 2 2

Distance

0.95km



59 Bimbiang Crescent Rye VIC 3941

Sold Price

\$1,530,000

Sold Date

17-Oct-19

4 3 4

Distance

1.95km

RS = Recent sale

UN = Undisclosed Sale

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