

Statement of Information

Sections 47AF of the Estate Agents Act 1980



24 Peter Street, Grovedale

3 1 1

Indicative selling price: ESP \$350,000 - \$385,000

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

Bed Bath Car

Grovedale

Median House Price: \$402,5000

Period From: 01/04/2016

Source: Pricfinder

Median Unit Price:

Period to: 31/03/2017

Comparable Sales

Address	Type	Bed	Bath	Car	Sold Price	Sold Date	Area
2 Westminster Street, Grovedale	House	3	1	4	\$352,000.00	22/03/2017	545m2
26 Pioneer Road, Grovedale	House	3	1	2	\$365,000.00	21/02/2017	552m2
39 Pioneer Road, Grovedale	House	3	1	1	\$345,000.00	10/03/2017	813m2

Disclaimer: Every care has been taken in the preparation of the attached information in accordance with Section 47AF of the Estate Agents Act 1980, however is to be used as a guide only and are not representations by the Owner/s or Agent. Comparable sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

Prepared on 03 July 2017

Agent Details

Jason Barnett AREI

0417 585 221

jason@barnettproperty.com.au