Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act

Property offered for

Address Including suburb and: 38A VIEW ROAD, SPRINGVALE, VIC

Indicative selling price

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

Single Price: $799,000

Median sale price

Median price: $532,530 | House: X | Unit: | Suburb: SPRINGVALE

Period: 01 January 2018 to 30 June 2018 | Source: pricefinder

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	Price	Date of sale
24/453 SPRINGVALE RD, SPRINGVALE, VIC 3171	$703,000	20/01/2018
7 RIVULET BVD, SPRINGVALE, VIC 3171	*$750,000	11/05/2018
6 BOMBALA ST, SPRINGVALE, VIC 3171	*$765,000	04/06/2018