

Statement of Information

Single residential property located in the Melbourne metropolitan areaSections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address
Including suburb and
postcode

62 Marianne Way, Mount Waverley 3149

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$1,480,000

&

\$1,550,000

Median sale price

Median price

\$1,456,000

House

X

Suburb

Mount Waverley

Period - From

01/04/2017

to

30/06/2017

Source

REIV

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
71 Sunhill Road, Mount Waverley	\$1,508,000	21/03/2017
7 Bamba Court, Mount Waverley	\$1,500,000	01/04/2017
20 Swayfield Road, Mount Waverley	\$1,482,000	25/02/2017