

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

postcode

Including suburb and 2/406 High Street Road, Mount Waverley 3149

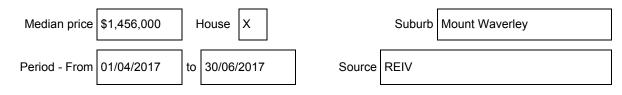
Indicative selling price

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

Single Price

\$1.150.000

Median sale price



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
1/406 High Street Road, Mount Waverley	\$1,200,000	31/07/2017
2/451 Highbury Road, Burwood East	\$1,200,000	25/03/2017
2/58 St Albans Street, Mount Waverley	\$1,180,000	23/06/2017