

# 14 Davey Street, Sunshine West Vic 3020





Rooms: Property Type: Land Size: 697 sqm approx Agent Comments Indicative Selling Price \$690,000 - \$750,000 Median House Price June quarter 2017: \$685,000

# **Comparable Properties**



10 Davey St SUNSHINE WEST 3020 (REI)

Price: \$762,000 Method: Auction Sale Date: 25/03/2017 Rooms: 4 Property Type: House (Res) Land Size: 700 sqm approx



32 Killara St SUNSHINE WEST 3020 (REI)

Agent Comments

Agent Comments

Agent Comments



Price: \$716,000 Method: Auction Sale Date: 06/05/2017 Rooms: -Property Type: House (Res) Land Size: 534 sqm approx



REIV

15 Mentha St SUNSHINE WEST 3020 (REI)



Price: \$695,500 Method: Sold Before Auction Date: 04/05/2017 Rooms: -Property Type: House (Res) Land Size: 700 sqm approx

### Account - Barry Plant | P: 03 8326 8888

propertydata

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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. 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.



# 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	14 Davey Street, Sunshine West Vic 3020
Including suburb and	
postcode	

#### Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting								
Range betweer	een \$690,000		&	\$750,000				
Median sale p	rice							
Median price	\$685,000	Hou	se X	Unit			Suburb	Sunshine West
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Period - From	01/04/2017	to	30/06/2017		Source	REIV		

#### 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 six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Ade	dress of comparable property	Price	Date of sale
1	10 Davey St SUNSHINE WEST 3020	\$762,000	25/03/2017
2	32 Killara St SUNSHINE WEST 3020	\$716,000	06/05/2017
3	15 Mentha St SUNSHINE WEST 3020	\$695,500	04/05/2017

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 six months.

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