



Rooms:
Property Type: House
Land Size: 184 sqm
Agent Comments

Comparable Properties



65 Bastings St NORTHCOTE 3070 (REI/VG)

Agent Comments



Price: \$1,410,000
Method: Private Sale
Date: 06/03/2017
Rooms: -
Property Type: House
Land Size: 265 sqm



171 Westgarth St NORTHCOTE 3070 (REI)

Agent Comments



Price: \$1,370,000
Method: Auction Sale
Date: 25/03/2017
Rooms: 3
Property Type: House (Res)
Land Size: 300 sqm



48 Charles St NORTHCOTE 3070 (REI)

Agent Comments



Price: \$1,343,000
Method: Auction Sale
Date: 06/05/2017
Rooms: -
Property Type: House (Res)

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 Including suburb and postcode

Indicative selling price

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

Range between &

Median sale price

Median price House Suburb
 Period - From to Source

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
65 Bastings St NORTHCOTE 3070	\$1,410,000	06/03/2017
171 Westgarth St NORTHCOTE 3070	\$1,370,000	25/03/2017
48 Charles St NORTHCOTE 3070	\$1,343,000	06/05/2017