



**Rooms:**  
**Property Type:** House  
**Land Size:** 680 sqm  
**Agent Comments**

## Comparable Properties



**12 Golden Gr GLEN WAVERLEY 3150 (REI)** **Agent Comments**



**Price:** \$2,700,000  
**Method:** Auction Sale  
**Date:** 06/05/2017  
**Rooms:** 6  
**Property Type:** House (Res)  
**Land Size:** 652 sqm



**12 Clivejay St GLEN WAVERLEY 3150 (VG)** **Agent Comments**



**Price:** \$1,960,000  
**Method:** Sale  
**Date:** 08/02/2017  
**Rooms:** -  
**Property Type:** House (Res)  
**Land Size:** 651 sqm



**11 Olympic Ct GLEN WAVERLEY 3150 (VG)** **Agent Comments**



**Price:** \$1,900,000  
**Method:** Sale  
**Date:** 24/12/2016  
**Rooms:** -  
**Property Type:** House (Res)  
**Land Size:** 649 sqm

## 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	27 Brighton Street, Glen Waverley Vic 3150
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#### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between	\$2,300,000	&	\$2,530,000
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#### Median sale price

Median price	\$1,395,000	House	X	Suburb	Glen Waverley
Period - From	01/01/2017	to	31/03/2017	Source	REIV

#### 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
12 Golden Gr GLEN WAVERLEY 3150	\$2,700,000	06/05/2017
12 Clivejay St GLEN WAVERLEY 3150	\$1,960,000	08/02/2017
11 Olympic Ct GLEN WAVERLEY 3150	\$1,900,000	24/12/2016