

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

12 Winter Way, Glen Waverley Vic 3150

Indicative selling price

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

Range between

\$1,480,000

&

\$1,570,000

Median sale price

Median price

\$956,000

House

Unit

X

Suburb

Glen Waverley

Period - From

01/01/2017

to

31/12/2017

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.~~

	Address of comparable property	Price	Date of sale
1			
2			
3			

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.

12 Winter Way, Glen Waverley Vic 3150




Kevin Khan

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 4  2+2  DLUG
pwdr

Rooms: 8

Property Type: Townhouse

Land Size: 407 sqm approx

Agent Comments

Indicative Selling Price

\$1,480,000 - \$1,570,000

Median Unit Price

Year ending December 2017: \$956,000

An exceptional 4 bedroom home on 407sqm land (approx), situated in an exclusive community setting. Offering 2 Kitchens and two large living areas. The home is inside the Glen Waverley Secondary College zone and 5 minutes walk to the train station and shopping strip. Large home without the maintenance of a large block.

Comparable Properties



1/30 Glen Ct GLEN WAVERLEY 3150 (REI)

Agent Comments

 4  3  2

Price: \$1,550,000

Method: Private Sale

Date: 20/11/2017

Rooms: -

Property Type: Unit

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