

Statement of Information

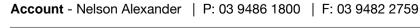
Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

					36	Clion 4//	4F 0	i lile Estate	Age	IIIS ACI 1900
Property offer	ed for s	sale								
Address Including suburb and postcode		166a The Avenue, Parkville Vic 3052								
Indicative sell	ing pric	e								
For the meaning	of this p	orice see	consu	ımer.vic.gov.a	au/unde	rquoting				
Range betwee	Range between \$3,500,000			& \$3,800,000						
Median sale p	rice									
Median price	\$1,800,000 Ho			se X Unit				Suburb Parkville		ville
Period - From 01/07/2016 to				30/06/2017 Source REIV				J		
Comparable p	roperty	sales (*Dele	te A or B b	elow as	applica	ble)			
months		estate a					•	operty for sale o be most cor		
Address of comparable property							Price	[Date of sale	
1										
2										
3										
OR										

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.



B*









Indicative Selling Price \$3,500,000 - \$3,800,000 **Median House Price** Year ending June 2017: \$1,800,000

Comparable Properties

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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Generated: 26/09/2017 10:28