



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**4/10 Alwyn Street,  
BAYSWATER 3153**

House

2 beds

2 baths

1 parking

### Indicative selling price

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

**Range \$500,000 - \$550,000**

### Median sale price

Median **House** for **BAYSWATER** for period **Jul 2017 - Jun 2018**

Sourced from **REIV**.

**\$580,000**

### Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**1 High St,**  
Bayswater 3153

Price **\$550,000** Sold 30 July  
2018

**10/43 Glen Park Rd,**  
Bayswater North 3153

Price **\$540,000** Sold 25 July  
2018

**5/3 Wallace Ave.,**  
Bayswater 3153

Price **\$511,000** Sold 08  
August 2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

### Ray White Mitcham

554 Whitehorse Road,  
Mitcham VIC 3132

### Contact agents



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