



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

10 Stradbroke Road,  
BORONIA 3155

House



5 beds



3 baths



4 parking

### Indicative selling price

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

**Range from \$1,150,000 -  
\$1,250,000**

### Median sale price

Median **House** for **BORONIA** for period **Apr 2017 - Jul 2017**  
Sourced from **Pricefinder**.

**\$730,000**

### Comparable property sales

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 the most comparable to the property for sale.

**45 Olive Grove,**  
BORONIA 3155      Price **\$1,100,000** Sold 06 February 2017

**301 Dorset Road,**  
BORONIA 3155      Price **\$1,105,000** Sold 16 March 2017

**16 Duncan Avenue,**  
BORONIA 3155      Price **\$1,345,000** Sold 08 April 2017

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 Pricefinder.

### Contact agents

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