

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 19 Le Gallienne Crescent, Mulgrave Vic 3170

Indicative selling price

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

Range between \$800,000 & \$880,000

Median sale price

Median price \$876,500 House X Suburb Mulgrave

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
2 Barclay Ct MULGRAVE 3170	\$880,000	03/06/2017
73 Lea Rd MULGRAVE 3170	\$865,000	24/06/2017
3 Stradbroke Cr MULGRAVE 3170	\$820,000	11/04/2017