



Rooms:

Property Type: House

Land Size: 725 sqm

Agent Comments

Brand New double storey French style house in the MWSC catchment.

Comparable Properties



16 Amber Gr MOUNT WAVERLEY 3149 (REI)

Agent Comments



Price: \$3,105,000

Method: Auction Sale

Date: 01/04/2017

Rooms: 6

Property Type: House (Res)

Land Size: 734 sqm



3 Sherwood Rd MOUNT WAVERLEY 3149 (REI)

Agent Comments



Price: \$2,898,899

Method: Private Sale

Date: 03/04/2017

Rooms: 11

Property Type: House

Land Size: 785 sqm

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.

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for saleAddress
Including suburb and
postcode

11 Albert Street, Mount Waverley Vic 3149

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$2,700,000 & \$2,970,000

Median sale price

Median price \$1,390,000

House X

Suburb Mount Waverley

Period - From 01/01/2017 to 31/03/2017

Source REIV

Comparable property sales

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