



Statement of Information

Sections 47AF of the Estate Agents Act 1980

28 Irving Street,
MOUNT WAVERLEY 3149

House



5 beds



3 baths



2 parking

Indicative selling price

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

**Range from \$2,200,000 -
\$2,400,000**

Median sale price

Median **House** for **MOUNT WAVERLEY** for period **Apr 2017 - Jun 2017**
Sourced from **Pricefinder**.

\$1,399,500

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.

44 William Street, Price **\$2,558,000** Sold 12 August 2017
Mount Waverley 3149

10 Amber Grove, Price **\$2,715,000** Sold 27 June 2017
Mount Waverley 3149

53 Leeds Road, Price **\$2,465,000** Sold 08 April 2017
Mount Waverley 3149

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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