



Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address (including Suburb and postcode)

72 Boyd Street, Dandenong North, 3175

Indicative selling price

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

Single Price

or range between

\$620,000

&

\$670,000

Median sale price

Median price

\$715,000

Property type

House

Suburb

Dandenong North, 3175

Period from

30/06/2017

to

08/07/2018

Source

RP Data Pty Ltd trading as CoreLogic

Comparable property sale

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
45 Sylvia Street, DANDENONG NORTH, 3175 Victoria	\$656,000	24/05/2018
25 Mcfees Road, DANDENONG NORTH, 3175 Victoria	\$650,000	10/02/2018
88 Gladstone Road, DANDENONG NORTH, 3175 Victoria	\$655,500	21/04/2018