

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 31 Johnson Drive, Glen Waverley

Indicative selling price

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

Single price \$1,075,000

Median sale price

Median price \$1,380,000

House X

Suburb Glen Waverley

Period - From 01/01/2017 to 31/12/2017

Source REIV propertydata.com.au

Comparable property sales

A* 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
1 11 Tamala Av NOTTING HILL	\$1,001,000	09/12/2017
2 40 Academy Av WHEELERS HILL	\$970,000	16/12/2017
3 14 Meadowbrook Dr WHEELERS HILL	\$965,000	14/02/2018