Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address	6 Clendon Close, Mount Eliza Vic 3930
Including suburb and	

Including suburb and	
postcode	

Indicative selling price

Property offered for sale

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

Range between \$1,525,000 & \$1,575,000	Range between	\$1,525,000	&	\$1,575,000
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Median sale price

Median price	\$1,275,000	Hou	ise X	Unit		Suburb	Mount Eliza
Period - From	01/01/2018	to	31/03/2018		Source	REIV	

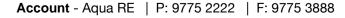
Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last sixmonths 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		
2		
3		

OR

B* 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.







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Rooms:

Property Type: Land Land Size: 1800 sqm approx

Agent Comments

Indicative Selling Price \$1,525,000 - \$1,575,000 Median House Price March quarter 2018: \$1,275,000

Comparable Properties

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.

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