
STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

5/566-568 Springvale Road, Springvale South, VIC 3172

INDICATIVE SELLING PRICE

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

Range Between \$575,000 & \$632,000

MEDIAN SALE PRICE

Median price \$500,000 | House | Springvale (3171)

Period - From 1 July 2017 to 30 May 2018 | Source - CoreLogic

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 most comparable to the property for sale.

Address of Comparable Property	Price	Date of Sale
7/542-544 SPRINGVALE ROAD, SPRINGVALE SOUTH VIC 3172	\$607,000	21/04/2018
11/542-544 SPRINGVALE ROAD, SPRINGVALE SOUTH VIC 3172	\$632,000	04/05/2018
13/524-528 SPRINGVALE ROAD, SPRINGVALE SOUTH VIC 3172	\$570,000	21/04/2018