

Arthur Dislakis

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## Statement of Information

## Single residential property located in the Melbourne metropolitan

	Section 47AF of the Estate Agents Act 19			agents Act 1980
Property offered for sale				
Address Including suburb and postcode	228 Gordons Road, South	h Morang Vic 3752		
Indicative selling price				
For the meaning of this price see consumer.vic.gov.au/underquoting				
Range between \$890,	Range between \$890,000 & \$979,000			
Median sale price				
Median price \$613,500 House X Unit			Suburb	South Morang
Period - From 01/07/2	2017 to 30/09/2017	Source REI	/	
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 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 22 Strathoon Cr SOUTH MORANG 3752			\$945,000	22/07/2017
2 194 Meridian Dr SOUTH MORANG 3752			\$825,000	09/10/2017
3 6 Jindabyne Av SOUTH MORANG 3752			\$810,000	25/11/2017

## OR

B\* The estate agent or agent's representative reasonably believes that fewer than three comparableproperties were sold within two kilometres of the property for sale in the last six months.

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