

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

107-109 Athol Road, Springvale South

Indicative selling price

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

Single Price / Range

\$710,000 - \$780,000

Median sale price

Median price

\$720,000

*House *Unit


Suburb

Springvale South

Period - From

1st April 2017 to 30st September 2017

Source



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
1. 34 Hosken Street, Springvale South VIC 3172	\$785,000	8 th NOV 2017
2. 10 Kilberry Avenue, Springvale South VIC 3172	\$750,000	10 th OCT 2017
3. 18 Cotswold Crescent, Springvale South VIC 3172	\$761,000	23 rd SEPT 2017