



Rooms:
Property Type: House (Previously Occupied - Detached)
Land Size: 779 sqm approx
Agent Comments

Indicative Selling Price
\$890,000
Median House Price
Year ending June 2017: \$605,000

Comparable Properties

29 Wray St ANGLESEA 3230 (VG)

Agent Comments



Price: \$965,000
Method: Sale
Date: 22/03/2017
Rooms: -
Property Type: House (Res)
Land Size: 727 sqm approx



11 Lubel St ANGLESEA 3230 (REI/VG)

Agent Comments



Price: \$810,000
Method: Sold Before Auction
Date: 10/03/2017
Rooms: 6
Property Type: House (Res)
Land Size: 634 sqm approx



19 Elizabeth St ANGLESEA 3230 (REI/VG)

Agent Comments



Price: \$745,000
Method: Private Sale
Date: 25/11/2016
Rooms: 5
Property Type: House
Land Size: 1220 sqm approx

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode

Indicative selling price

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

Single price

Median sale price

Median price House Suburb
 Period - From to Source

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
29 Wray St ANGLESEA 3230	\$965,000	22/03/2017
11 Lubel St ANGLESEA 3230	\$810,000	10/03/2017
19 Elizabeth St ANGLESEA 3230	\$745,000	25/11/2016