



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 332 Upper Heidelberg Road, IVANHOE 3079

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$2,300,000**

## Median sale price

Median **House** for **Ivanhoe** for period **Apr 2017 - Jun 2017**

Sourced from **REIV**.

**\$1,413,500**

## Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**330 Upper Heidelberg Road,**  
Ivanhoe 3079 **Price \$2,290,000** Sold 26  
August 2017

**19 Belmont Road,**  
Ivanhoe 3079 **Price \$2,400,000** Sold 12  
August 2017

**6 Carn Avenue,**  
Ivanhoe 3079 **Price \$2,264,000** Sold 03  
October 2017

## Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

## Contact agents



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