

Statement of Information

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

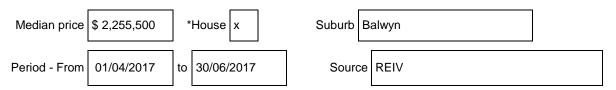
Address Including suburb and postcode 6 Knutsford Street, Balwyn Vic 3103	
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

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Range between	\$ 5,750,000	&	\$ 6,250,000		

Median sale price



Comparable property sales

These are two 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	
31 Mangarra Rd CANTERBURY 3126	\$5,810,000	01/04/2017	
8 Belmont Av DEEPDENE 3103	\$5,305,000	25/03/2017	