

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

209/2 Queen Street, Blackburn 3130

Indicative selling price

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

Single Price

\$465,000

Median sale price

Median price

\$672,500

Unit

X

Suburb

Blackburn

Period - From

01/01/2017

to

31/03/2017

Source

REIV

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
113/21 Queen Street, Blackburn	\$488,750	11/03/2017
111/20 Queen Street, Blackburn	\$485,000	01/05/2017
311/18 Queen Street, Blackburn	\$470,000	18/02/2017