

## Statement of Information

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb or  
locality and postcode

2 Doyle Crescent, Spring Gully VIC 3550

### Indicative selling price

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

Range Between \$425,000 & \$450,000

### Median sale price

Median Price \$363,000

House



Suburb  
or locality

Spring Gully

Period - From Mar 2017

to

Sep 2017

Source REIV

### Comparable Property Sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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

Address of comparable property	Price	Date of sale
1 103 Carpenter St, Quarry Hill VIC 3550	\$459,000	26/09/2016
2 7 Rowcliffe St, Quarry Hill VIC 3550	\$455,000	13/04/2017
3 9 Howard St, Quarry Hill VIC 3550	\$450,000	22/03/2016