

Statement of Information

Sections 47AF of the Estate Agents Act 1980

10 Woods Street, BALWYN 3103

Indicative selling price

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

Range from \$ 4,000,000 - \$ 4,400,000

Median sale price

Median **House** for **BALWYN** for period **Jan 2017 - Mar 2017**

Sourced from **REIV**.

\$ 2,290,000

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.

22 Wynyard Cr, Price **\$ 4,500,000** Sold 06 March 2017
Balwyn North 3104

12 Kalimna Street, Price **\$ 4,500,000** Sold 25 February 2017
Balwyn 3103

9 Cremorne Street, Price **\$ 4,188,000** Sold 15 February 2017
Balwyn 3103

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.

House



5 beds



5 baths



2 parking

Contact agents

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**Bekdon Richards Estate
Agents**

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