



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)

37 Riviera Drive, HILLSIDE, 3037

Indicative selling price

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

Single Price

or range between

\$570,000

&

\$620,000

Median sale price

Median price

\$535,731

Property type

House

Suburb

HILLSIDE, 3037

Period from

31/05/2016

to

30/05/2017

Source

RP Data

Comparable property sale

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

25 Riviera Drive, HILLSIDE, 3037 Victoria

\$500,000

25/04/2017

3 Stonybrook Boulevard, HILLSIDE, 3037 Victoria

\$520,000

19/12/2016

28 Sunningdale Drive, HILLSIDE, 3037 Victoria

\$430,000

10/01/2017