

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

236/188 Whitehorse Road, Balwyn 3103

Indicative selling price

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

Single Price

\$575,000

Median sale price

Median price

\$860,000

Unit

X

Suburb

Balwyn

Period - From

01/04/2017

to

30/06/2017

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
G10/188 Whitehorse Road, Balwyn	\$575,000	15/05/2017
2/204 Whitehorse Road, Balwyn	\$539,000	01/05/2017
503/188 Whitehorse Road, Balwyn	\$520,000	13/06/2017