



Statement of Information

Sections 47AF of the Estate Agents Act 1980

4/16 Vanberg Road,
ESSENDON 3040

Unit



1 beds



1 baths



0 parking

Indicative selling price

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

Single price \$305,000

Median sale price

Median **Unit** for **ESSENDON** for period **Jan 2017 - Mar 2017**

Sourced from **REIV**.

\$463,000

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.

1/8 Glass Street, Price **\$310,000** Sold 17 May 2017
Essendon 3040

8/50 Richardson Street, Price **\$323,000** Sold 25 March 2017
Essendon 3040

9/120 Primrose Street, Price **\$253,500** Sold 05 December 2016
Essendon 3040

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.

Contact agents

 **Anthony Elliott**

03 9379 4833

0433 171 740

anthony@frankdowling.com.au

 Frank Dowling

Frank Dowling Real Estate

1047 Mt Alexander Road,
Essendon VIC 3040