

40.5m

North

20.2m

Approx. 802m²

18.8m

Statement of Information

Sections 47AF of the Estate Agents Act 1980

25 Midvale Ave,
BALWYN NORTH 3104

House



3 beds



2 baths

Indicative selling price

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

Range \$1,950,000 - \$2,000,000

Median sale price

Median **House** for **BALWYN NORTH** for period **Feb 2017 - Feb 2018**

Sourced from **Price Finder**.

\$1,800,000

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.

7 Riverside Ave,
Balwyn North 3104

Price **\$2,431,000** Sold 12
August 2017

122 Hill Rd,
Balwyn North 3104

Price **\$2,030,000** Sold 20
September 2017

40 Panoramic Rd,
Balwyn North 3104

Price **\$2,100,000** Sold 22
December 2017


Additional Information

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 Price Finder.

Weast Real Estate and Business Brokers

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