

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

16 Walter Street, Bulleen

Indicative selling price

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

**SINGLE
PRICE**

\$1,498,000

Median sale price

**MEDIAN
PRICE**

\$1,260,000

HOUSE

X

SUBURB

Bulleen

**PERIOD -
FROM**

1st Jan 2018

TO

31st March 2018

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

35 Flinders Street, Bulleen	\$1,688,000	14.05.2018
9 Dale Street, Bulleen	\$1,528,000	28.05.2018
8 Ernst Street, Bulleen	\$1,413,000	14.04.2018

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Comparable properties



\$1,688,000

35 Flinders Street, Bulleen, Victoria

DATE: 14.05.2018

PROPERTY TYPE: House

 5  2
 2  959 sqm x



\$1,528,000

9 Dale Street, Bulleen, Victoria

DATE: 28.05.2018

PROPERTY TYPE: House

 5  3
 2  735 sqm x



\$1,413,000

8 Ernst Street, Bulleen, Victoria

DATE: 14.04.2018

PROPERTY TYPE: House

 3  1
 2  730 sqm x

Our Difference



Average of only
21 days on market



We pay your
marketing fees



Highest price
guarantee