

Statement of Information Internet advertising

Sections 47AF of the Estate Agents Act 1980

36 Thomas STREET ,NOBLE PARK 3174



3



1



2

Indicative selling price

Single price

or range between

\$750,000

&

\$825,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$710,000

*House

x

*unit

Suburb
or locality

NOBLE PARK

Period - From

8/11/2016

to

8/5/2017

Source

PRICE FINDERS

Comparable property sales

A*

Address of comparable property	Price	Date of sale
23 STUART ST NOBLE PARK VIC 3174 (LAND SIZE: 585M2)	\$790,000	9/2/2017
3 HELLYER ST NOBLE PARK VIC 3174 (LAND: 662M2)	\$805,000	18/3/2017
22 THOMAS ST NOBLE PARK VIC 3174 (LAND: 802M2)	\$862,000	1/4/2017

OR

B* * **Either** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months*.