



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**30 Orchard Road,
BAYSWATER 3153**

Indicative selling price

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

Range \$670,000 - \$700,000

Median sale price

Median **House** for **BAYSWATER** for period **Jan 2018 - Jun 2018**

Sourced from **Pricefinder**.

\$759,750

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.

3 Stratton Court,
Bayswater 3153

Price **\$695,000** Sold 26
March 2018

47 Terama Cres,
Bayswater 3153

Price **\$700,000** Sold 28 July
2018

30 Duncan Ave,
Bayswater 3153

Price **\$678,000** Sold 08 June
2018

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 Pricefinder.

Surreal Property Group

2/732 Mountain Highway,
Bayswater VIC 3153

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