

# STATEMENT OF INFORMATION

346 BEACH ROAD, BLACK ROCK, VIC

PREPARED BY MAITLAND GROUP, 116-118 CHARMAN RD MENTONE



## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**346 BEACH ROAD, BLACK ROCK, VIC**

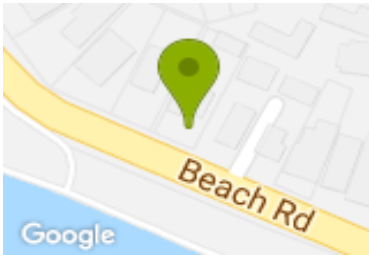
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### Indicative Selling Price

For the meaning of this price see [consumer.vic.au/underquoting](http://consumer.vic.au/underquoting)

Price Range: **\$3,200,000 to \$3,500,000**

## MEDIAN SALE PRICE



**BLACK ROCK, VIC, 3193**

Suburb Median Sale Price (House)

**\$2,035,000**

01 July 2017 to 30 June 2018

Provided by: pricefinder

## COMPARABLE PROPERTIES

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.

## 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

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### Indicative selling price

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Price Range:

\$3,200,000 to \$3,500,000

### Median sale price

Median price

\$2,035,000

House

Unit

Suburb

BLACK ROCK

Period

01 July 2017 to 30 June 2018

Source

 pricfinder

### Comparable property sales

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.