

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

6 BATH STREET BLAIRGOWRIE VIC 3942

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$745,000

&

\$795,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,427,500

Property type

House

Suburb

Blairgowrie

Period-from

01 Mar 2024

to

28 Feb 2025

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

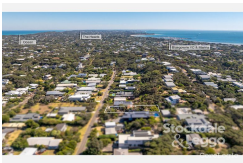
16 MORRIS STREET BLAIRGOWRIE VIC 3942	\$725,000	08-Nov-24
82-84 REVELL STREET BLAIRGOWRIE VIC 3942	\$725,000	02-Nov-24

OR

B* 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 6 months.

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16 MORRIS STREET BLAIRGOWRIE VIC 3942 Sold Price \$725,000 Sold Date 08-Nov-24

Distance 0.5km



82-84 REVELL STREET BLAIRGOWRIE VIC 3942 Sold Price Sold Date 02-Nov-24

Distance 0.68km

RS = Recent sale UN = Undisclosed Sale

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