



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**3/39 Melbourne Avenue,
GLENROY 3046**

Unit

2 beds

1 baths

1 parking

Indicative selling price

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

Range \$525,000 - \$565,000

Median sale price

Median **Unit** for **GLENROY** for period **Jun 2019 - Sep 2019**

Sourced from **REIV**.

\$548,750

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 the most comparable to the property for sale.

2/39 Melbourne Avenue,
Glenroy 3046

Price **\$560,000** Sold 07
September 2019

4/1 Dromana Street,
Glenroy 3046

Price **\$540,000** Sold 12 June
2019

4/54 Hubert Avenue,
Glenroy 3046

Price **\$530,000** Sold 08 June
2019

This Statement of Information was prepared on 24th Sep 2019

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 REIV.

Stockdale & Leggo Glenroy

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Glenroy VIC 3046

Contact agents



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