

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	3/8 White Street, Reservoir Vic 3073
Including suburb and	
postcode	

Indicative selling price

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

Range between	\$450,000	&	\$480,000

Median sale price

Median price	\$542,500	Hou	Ise	Unit	х	Suburb	Reservoir
Period - From	01/01/2019	to	31/03/2019		Source	REIV	

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 six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Add	lress of comparable property	Price	Date of sale
1	4/8 White St RESERVOIR 3073	\$487,000	18/03/2019
2	2/78 Strathmerton St RESERVOIR 3073	\$480,000	24/01/2019
3	3/5 Dumbarton St RESERVOIR 3073	\$459,000	04/01/2019

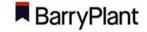
OR

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 six months.





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Rooms: 1
Property Type: House (Previously Occupied - Detached)

Agent Comments

Indicative Selling Price \$450,000 - \$480,000 Median Unit Price March quarter 2019: \$542,500

Comparable Properties



4/8 White St RESERVOIR 3073 (REI/VG)

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Price: \$487,000 Method: Private Sale Date: 18/03/2019

Rooms: -

Property Type: Unit

Land Size: 137 sqm approx

Agent Comments



2/78 Strathmerton St RESERVOIR 3073

(REI/VG)

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1

(2) 1

Price: \$480,000 Method: Private Sale Date: 24/01/2019

Rooms: -

Property Type: Villa

Agent Comments



3/5 Dumbarton St RESERVOIR 3073 (VG)

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Price: \$459,000 Method: Sale Date: 04/01/2019

Rooms: -

Property Type: Flat/Unit/Apartment (Res)

Agent Comments

Account - Barry Plant | P: 03 94605066 | F: 03 94605100





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