



Statement of Information

Section 47AF of the Estate Agents Act 1980

Unit offered for sale 1&2/20 Monterey Avenue, GLEN WAVERLEY 3150

Unit



4 beds



3 baths



2 parking

Indicative selling price

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

Unit1 Range **\$1,050,000 - \$1,150,000**

Unit2 Range **\$1,050,000 - \$1,150,000**

Suburb unit median sale price

Median **Unit** for **GLEN WAVERLEY** for period **Sep 2018 - Sep 2019**
Sourced from **REIV**.

\$1,230,000

Comparable property sales

These are the three units 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.

Unit 1

1/1 Wolseley Av,
Glen Waverley 3150

Price **\$1,090,000** Sold 10
August 2019

1/43 Illuka Cr,
Mount Waverley 3149

Price **\$1,210,000** Sold 15
February 2019

1/443 Waverley Rd,
Mount Waverley 3149

Price **\$1,130,000** Sold 19
April 2019

Unit 2

1/1 Wolseley Av,
Glen Waverley 3150

Price **\$1,090,000** Sold 10
August 2019

1/43 Illuka Cr,
Mount Waverley 3149

Price **\$1,210,000** Sold 15
February 2019

Ray White Oakleigh

7-9 Atherton Road,
Oakleigh VIC 3166

Contact agents



Bill Gianidis
Ray White

0412 176 400
bill.gianidis@raywhite.com



Eddie Wang
Ray White

0451931788
eddie.wang@raywhite.com



1/443 Waverley Rd,
Mount Waverley 3149

Price **\$1,130,000** Sold 19
April 2019

This Statement of Information was prepared on 17th 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.

