

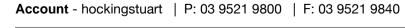
Stephen Tickell 03 9521 9800 0418 177 565 stickell@hockingstuart.com.au

Statement of Information

Single residential property located in the Melbourne metropolitan area

				Section	on 47 <i>A</i>	AF of the	Estate	Agents Act 198	30
Property offer	ed for sale								
Address Including suburb and postcode		nyson S	Street, Sandri	ngham Vic	3191				
Indicative sell	ing price								
For the meaning	of this price se	e consu	umer.vic.gov.a	au/underqu	oting				
Range betwee	n \$2,490,000		&	\$2,730	0,000				
Median sale p	rice								
Median price	\$1,835,000	Hous	se X	Unit			Suburb	Sandringham	
Period - From	01/01/2018	to 3	31/12/2018		Source	REIV			
Comparable p	roperty sales	(*Dele	ete A or B b	elow as a	pplical	ble)			
months	re the three pro that the estate y for sale.							in the last six- nparable to the	
Address of co	mparable prop	erty				Pri	се	Date of sale	
1									
2									
3									
OR									_
B* The est	ate agent or ag	ent's rer	oresentative r	easonably	believe	s that few	er than th	nree comparable	

properties were sold within two kilometres of the property for sale in the last six months.







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> Indicative Selling Price \$2,490,000 - \$2,720,000 Median House Price

Year ending December 2018: \$1,835,000





Rooms:

Property Type: House **Land Size:** 550 sqm approx

Agent Comments

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.

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