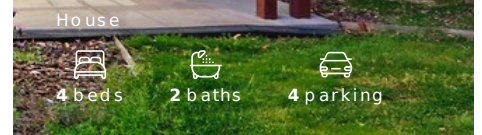




Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**30 Ray Drive,
BALWYN NORTH 3104**



Indicative selling price

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

Single price \$1,400,000

Median sale price

Median **House** for **BALWYN NORTH** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$1,540,000

Comparable property sales

These are the three properties sold within two kilo metres 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.

17 Rumf Avenue,
Balwyn North 3104

Price **\$1,255,000** Sold 03
August 2019

39 Kawarren Street,
Balwyn North 3104

Price **\$1,300,000** Sold 28
May 2019

15 Maud Street,
Balwyn North 3104

Price **\$1,310,000** Sold 23
October 2019

This Statement of Information was prepared on 2nd Nov 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 Pricefinder.

Ray White Glenroy

2/789 Pascoe Vale Road,
Glenroy VIC 3046

Contact agents



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