

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 1/10-12 Derby Road, KILSYTH 3137

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

## Range \$700,000 - \$770,000

### Median sale price

Median **House** for **KILSYTH** for period **Jan 2018 - Sep 2018**

Sourced from **Pricefinder**.

## \$695,000

### 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.

**2/10-12 Derby Road ,**  
Kilsyth 3137

Price **\$749,999** Sold 07  
September 2018

**3/10-12 Derby Road,**  
Kilsyth 3137

Price **\$750,000** Sold 29  
August 2018

**4/10-12 Derby Road,**  
Kilsyth 3137

Price **\$767,000** Sold 29  
August 2018

### 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.

House  
3 beds 2 baths 2 parking

### Ray White Ferntree Gully

5/1849 Ferntree Gully Road,  
Ferntree Gully VIC 3156

### Contact agents



**James Wilson**  
Ray White

0402 439 859  
[james.wilson@raywhite.com](mailto:james.wilson@raywhite.com)



**Matt Morris**  
Ray White

0478 634 185  
[matt.morris@raywhite.com](mailto:matt.morris@raywhite.com)

**RayWhite**