



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**115 Vine Street,  
MOONEE PONDS 3039**

### Indicative selling price

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

**Range \$1,000,000 -  
\$1,100,000**

### Median sale price

Median **House** for **MOONEE PONDS** for period **Jul 2019 - Oct 2019**  
Sourced from **REIV**.

**\$1,440,000**

### Comparable property sales

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 the most comparable to the property for sale.

**86 Vine Street,**  
Moonee Ponds 3039

Price **\$1,231,000** Sold 18  
May 2019

**66 Bent Street,**  
Moonee Ponds 3039

Price **\$1,172,000** Sold 24  
August 2019

**25 Bent Street,**  
Moonee Ponds 3039

Price **\$1,055,000** Sold 09  
October 2019

This Statement of Information was prepared on 24th Oct 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.

### Frank Dowling Real Estate

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### Contact agents



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