

Date: 18-9-18

## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb and  
postcode 1/515-517 Mount Dandenong Road, Kilsyth 3137

### Indicative selling price

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

Single price \$675,000

### Median sale price

Median price \$585,000

House

Unit X

Suburb  
or locality Kilsyth

Period - From 01/04/2018 to 30/06/2018

Source REIV

### 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
27a Cherylne Crescent, Kilsyth	\$682,155	28/6/18
1 Campbell Street, Mooroolbark	\$675,000	3/5/18
2/3 Russo Place, Kilsyth	\$648,000	4/9/18

Date: 18-9-18

## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb and  
postcode 2/515-517 Mount Dandenong Road, Kilsyth 3137

### Indicative selling price

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

Single price \$675,000

### Median sale price

Median price \$585,000

House

Unit X

Suburb  
or locality Kilsyth

Period - From 01/04/2018 to 30/06/2018

Source REIV

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1 Campbell Street, Mooroolbark	\$675,000	3/5/18
2/3 Russo Place, Kilsyth	\$648,000	4/9/18

Date: 18-9-18

## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb and  
postcode 3/515-517 Mount Dandenong Road, Kilsyth 3137

### Indicative selling price

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

Single price \$665,000

### Median sale price

Median price \$585,000

House

Unit X

Suburb  
or locality Kilsyth

Period - From 01/04/2018 to 30/06/2018

Source REIV

### 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 most comparable to the property for sale.

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2/3 Russo Place, Kilsyth	\$648,000	4/9/18

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## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb and  
postcode 5/515-517 Mount Dandenong Road, Kilsyth 3137

### Indicative selling price

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

Single price \$579,000

### Median sale price

Median price \$585,000

House

Unit X

Suburb  
or locality Kilsyth

Period - From 01/04/2018 to 30/06/2018

Source REIV

### 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
2/20 Liverpool Road, Kilsyth	\$591,500	10/8/18
6a Edenhope Street, Kilsyth	\$577,500	16/8/18
7 Bristol Court, Kilsyth	\$563,000	3/9/18

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## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb and  
postcode 7/515-517 Mount Dandenong Road, Kilsyth 3137

### Indicative selling price

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

Single price \$675,000

### Median sale price

Median price \$585,000

House

Unit X

Suburb  
or locality Kilsyth

Period - From 01/04/2018 to 30/06/2018

Source REIV

### 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 most comparable to the property for sale.

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2/3 Russo Place, Kilsyth	\$648,000	4/9/18

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## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including suburb and  
postcode 8/515-517 Mount Dandenong Road, Kilsyth 3137

### Indicative selling price

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

Single price \$675,000

### Median sale price

Median price \$585,000

House

Unit X

Suburb  
or locality Kilsyth

Period - From 01/04/2018 to 30/06/2018

Source REIV

### Comparable property sales

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