

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address 12A Balmoral Street, Laverton - 3028

Indicative selling price

range between \$590,000 & \$620,000

Median sale price

Median price \$ 580,000 *House X *Unit Suburb Laverton

Period - From Feb 2018 to Jan 2019 Source Core Logic

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
4/3-5 Goble St, Laverton	\$595,000	23/04/2019
1/3-5 Goble St, Laverton	\$590,000	18/12/2018
1/135 Railway Ave, Laverton	\$580,000	22/08/2018