



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
1/31 Yarrinup Avenue,  
CHADSTONE 3148

Unit



4 beds



3 baths



2 parking

### Indicative selling price

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

**Range \$1,050,000 - \$1,150,000**

### Median sale price

Median **Unit** for **CHADSTONE** for period **Oct 2018 - Oct 2019**

Sourced from **REIV**.

**\$751,500**

### 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.

**2/15 Mulgrave St,**  
Ashwood 3147

Price **\$1,121,000** Sold 15  
June 2019

**140a Power Av,**  
Chadstone 3148

Price **\$1,100,000** Sold 13  
July 2019

**2/19 Warrina St,**  
Chadstone 3148

Price **\$1,030,000** Sold 27  
June 2019

This Statement of Information was prepared on 11th 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.

### Ray White Oakleigh

7-9 Atherton Road,  
Oakleigh VIC 3166

### Contact agents



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