



## Statement of Information ~~Single residential~~ property located within Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale: 150 McKinnon Road, McKinnon

### Indicative selling price

Price : 

\$1,200,000 to \$1,250,000
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 Private Sale  
Negotiable

### Median sale price

Median price 

\$1,520,000
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 | House 

x
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 Suburb  
or locality 

McKinnon
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Period - From 

01/11/2020
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 to 

01/03/2021
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 Source 

PDOL
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### 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.~~

HERE ARE SAMPLE OF SIMILAR PROPERTIES, BUT NOT SOLD IN THE LAST 6 MONTHS

Address of comparable property	Price	Date of sale
201 McKinnon Road, McKinnon	\$1,400,000	22/08/2018
107 McKinnon road, McKinnon (Residential zone shop)	\$1,150,000	07/04/2018
141 McKinnon Road, McKinnon	\$1,135,000	24/08/2018

NOTE; THIS IS A COMMERCIAL ZONED PROPERTY, THEREFORE STATEMENT OF INFORMATION DOES NOT APPLY UNDER CAV VICTORIAN REGULATION.

This statement of information was prepared on: 

03/03/2021
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