

## Statement of Information

## Single residential property located in the Melbourne metropolitan area

		Section 47AF of the Estate Agents Act 19					
Property offer	ed for	sale					
Address Including suburb and postcode		29 Balmei	rino Avenue, Too	rak Vic 314	2		
Indicative sell	ing pric	се					
For the meaning	of this p	orice see c	onsumer.vic.gov.	au/underqı	uoting		
Range betwee	n \$12,0	00,000	&	\$13,20	00,000		
Median sale p	rice						
Median price	\$4,000,	000 F	louse X	Unit		Suburb	Toorak
Period - From	01/01/2	:018 to	31/12/2018		SourceRE	ΞΙV	
A* These a	are the th	ree proper	Delete A or B betties sold within to	wo kilometi	res of the p	oroperty for sale	
Address of comparable property						Price	Date of sale
1							
2							
3							
OR							

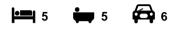
В\* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.











Rooms: Property Type: House Agent Comments Indicative Selling Price \$12,000,000 - \$13,200,000 Median House Price Year ending December 2018: \$4,000,000

## Comparable Properties

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

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