

## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 10 Bouganville Street, Boronia

### Indicative selling price

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

Range between \$600,000 & \$660,000

### Median sale price

Median price \$650,000 House  Suburb Boronia  
Period - From 01/01/17 to 31/3/17 Source REIV propertydata.com.au

### 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
72 Miller Road, The Basin	\$635,000	30/3/17
9 Rabaul Court, Boronia	\$622,000	12/12/16
11 Flinders Crescent, Boronia	\$605,000	20/5/17

Property data source: REIV propertydata.com.au. Generated on 2<sup>nd</sup> June 2017.