

RT Edgar

STATEMENT OF INFORMATION

17th July, 2018

Property offered for sale

10/13 Denbigh Road, Armadale

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range
Between \$795,000 & \$850,000

Median sale price

Median price \$712,000 House Unit X Suburb Armadale

Period - From 01/04/2018 to 30/06/2018 Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar (Toorak) estate agent and Anthony Grimwade consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 9/18 Mercer Road, Armadale	\$805,000	19/06/2018
2 10/9 Barnato Grove, Armadale	\$800,000	17/05/2018
3 8/39 Kooyong Road, Armadale	\$795,000	26/06/2018