

# RT Edgar

## STATEMENT OF INFORMATION

### Property offered for sale

4 Norford Grove, Kooyong VIC 3144

### Indicative selling price

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

Single Price \$2,300,000

### Suburb house median sale price

Median price	*	Property Type	HOUSE	Suburb	KOOYONG
Period - From		to		Source	

### Comparable property sales

RT Edgar TOORAK estate agent and ANTHONY GRIMWADE reasonably believe that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

This advice does not form part of this Statement of Information

\* Important advice about the Median sale price: when this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), does not provide a median sale price that meets the requirements of section 47AF (2) (b) of the Estate Agents Act 1980.

This Statement of Information was prepared on

08/11/2019