

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 217a/66 Mount Alexander Road, Travancore, VIC 3032

Indicative selling price

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

Single Price \$293,000

Median sale price

Median price \$342,500 Property Type House Suburb Travancore (3032)

Period - From 28/02/2019 to 29/07/2019 Source realestate.com

Comparable property sales

A 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
5/49 FLEMINGTON STREET, TRAVANCORE VIC 3032	\$330,000	16/08/2019
2/190 MT ALEXANDER ROAD, TRAVANCORE VIC 3032	\$340,000	06/05/2019
13/67-69 DELHI COURT, TRAVANCORE VIC 3032	\$314,000	25/05/2019

This Statement of Information was prepared on: 05/10/2020