



STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

1/68-82 Graham Road, Highett, VIC 3190

INDICATIVE SELLING PRICE

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

Range Between \$400,000 & \$420,000

MEDIAN SALE PRICE

Median price \$577,500 | Unit | Highett (3190)

Period - From 5 March 2018 to 13 March 2018 | Source - Realestate.com

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
36/68-82 GRAHAM ROAD, HIGHETT VIC 3190	\$431,000	29/12/2017
1142 NEPEAN HIGHWAY, HIGHETT VIC 3190	\$420,000	21/12/2017
103/1142A NEPEAN HIGHWAY, HIGHETT VIC 3190	\$425,000	15/11/2017