

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 151 Eastfield Road, Croydon, VIC 3136

Indicative selling price

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

Price Range

\$650,000

&

\$715,000

Median sale price

Median price

\$723,750

Property Type

House

Suburb

Croydon South (3136)

Period - From

01/04/2019

to

31/03/2020

Source

Core Logic

Comparable property sales

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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
20 MIRANG AVENUE, CROYDON VIC 3136	\$680,000	19/11/2019
36 BELMONT ROAD WEST, CROYDON SOUTH, VIC, 3136	\$727,000	06/11/2019
48 FARADAY ROAD, CROYDON SOUTH VIC 3136	\$740,000	09/11/2019

This Statement of Information was prepared on: 24/03/2020