

# 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 6 Jodie Place, Kilsyth South, VIC 3137

### Indicative selling price

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

Price Range

\$620,000

&

\$680,000

### Median sale price

Median price

\$865,000

Property Type

House

Suburb

Kilsyth South (3137)

Period - From

01/11/2019

to

31/10/2020

Source

Corelogic

### 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
10 WESTWOOD DRIVE, BAYSWATER NORTH VIC 3153	\$675,000	15/07/2020
51 BERESFORD DRIVE, BORONIA VIC 3155	\$680,000	19/10/2020
15 SKYE COURT, BAYSWATER NORTH VIC 3153	\$633,000	13/06/2020

This Statement of Information was prepared on: 18/11/2020