OBrien Real Estate

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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

UNIT Offered for Sale

5/62 Rathcown Road Reservoir VIC 3073

2 1 1

Indicative Selling Price

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

Range between $590,000 & $599,000

Median Sale Price

$506,750 Units in Reservoir between 01 Mar 2018 - 28 Feb 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



1/7 St Vigeons Road Reservoir VIC 3073 Sold Price **$646,000** Sold Date **22-Sep-18**

3 1 1 Distance **0.36km**



3/21 Crookston Road Reservoir VIC 3073 Sold Price **$565,000** Sold Date **25-Oct-18**

2 1 2 Distance **0.56km**



6/16 Banff Street Reservoir VIC 3073 Sold Price **$600,000** Sold Date **17-Nov-18**

2 1 1 Distance **0.75km**

RS = Recent sale **UN** = Undisclosed Sale

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