Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and postcode: 7a STANHOPE STREET UPWEY 3158

Indicative selling price

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

Range between $730,000 & $803,000

Median sale price

Median price $665,000 | House X | No unit median available | Suburb UPWEY

Period - From 21 FEB 17 to 21 FEB 17 | Source CoreLogic RP DATA

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
1	1 Johns Street Upper Ferntree Gully	$765,000	28 Sept 17
2	3/66 Old Belgrave Road Upper Ferntree Gully	$840,000	19 Oct 17
3	2/66 Old Belgrave Road Upper Ferntree Gully	$720,000	30 Nov 17

Property data source: CoreLogic RP Data. Generated on 21 Feb 2018