8 Classic Drive, Mooroolbark Vic 3138

Angelique Rita
0421319516
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4 2 2

Rooms:
Property Type: Land
Land Size: 995 sqm approx

Agent Comments

Indicative Selling Price
$880,000 - $965,000
Median House Price
March quarter 2017: $697,000

Comparable Properties



37 Tudor Dr MOOROOLBARK 3138 (REI)

4 2 2

Price: $960,888
Method: Private Sale
Date: 06/04/2017
Rooms: 5
Property Type: House (Res)
Land Size: 806 sqm approx

Agent Comments



37 Freshfield Av MOOROOLBARK 3138 (REI)

5 2 2

Price: $920,000
Method: Sold Before Auction
Date: 05/04/2017
Rooms: 7
Property Type: House (Res)
Land Size: 605 sqm approx

Agent Comments



16 Regent Av MOOROOLBARK 3138 (REI/VG)

4 2 2

Price: $875,000
Method: Private Sale
Date: 24/02/2017
Rooms: 5
Property Type: House (Res)
Land Size: 612 sqm approx

Agent Comments

The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

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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	8 Classic Drive, Mooroolbark Vic 3138

Indicative selling price

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

Range between $880,000 & $965,000

Median sale price

Median price $697,000 House X Suburb Mooroolbark

Period - From 01/01/2017 to 31/03/2017 Source REIV

Comparable property sales

These are the three properties sold within two 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.

Address of comparable property	Price	Date of sale
37 Tudor Dr MOOROOLBARK 3138	$960,888	06/04/2017
37 Freshfield Av MOOROOLBARK 3138	$920,000	05/04/2017
16 Regent Av MOOROOLBARK 3138	$875,000	24/02/2017

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