BarryPlant

Daniel Cripps
P 0398014777
M 0418517480
E dcripps@barryplant.com.au

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	20 Zarro Street Scoresby VIC 3179

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

~~Single Price~~		or range between	$680,000	&	$740,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$729,500	*House	X	~~*Unit~~		Suburb	Scoresby
Period-from	01 Aug 2018	to	31 Jul 2019	Source	Corelogic		

Comparable property sales (*Delete A or B below as applicable)

A* 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
30 Grayson Drive Scoresby VIC 3179	$741,000	16-Feb-19
26 Allister Close Knoxfield VIC 3180	$730,000	03-May-19
75 Berrabri Drive Scoresby VIC 3179	$729,500	14-Jan-19

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 20 August 2019

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30 Grayson Drive Scoresby VIC 3179

4 1 5

Sold Price **$741,000** Sold Date **16-Feb-19**

Distance **1.09km**



26 Allister Close Knoxfield VIC 3180

3 2 2

Sold Price **$730,000** Sold Date **03-May-19**

Distance **1.46km**



75 Berrabri Drive Scoresby VIC 3179

3 2 1

Sold Price **$729,500** Sold Date **14-Jan-19**

Distance **0.78km**

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

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