

JA CAIN

STATEMENT OF INFORMATION

13 GILBERT PARADE
CAMBERWELL 3124

SINGLE RESIDENTIAL PROPERTY LOCATED IN THE MELBOURNE
METROPOLITAN AREA
SECTIONS 47AF OF THE ESTATE AGENTS ACT 1980



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Indicative selling price

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

Range Between: \$1,550,000 & \$1,650,000

Median Sale Price

Median price: \$2,226,000 House Suburb: Camberwell

Period from: 1 Apr 2018 - 30 Jun 2018 – Source: REIV

Comparable property sales

These are three properties sold within two kilometres of the property for sale in the past six months that the estate agent or agents representative consider to be most comparable to the property for sale.



1/66 Glen Iris Road
Glen Iris VIC 3146
Sold Price: \$1,505,000
Sold Date: 04 Aug 2018



20A Carramar Avenue
Camberwell VIC 3124
Sold Price: \$1,500,000
Sold Date: 01 Jun 2018



1/9 Gilbert Parade
Camberwell VIC 3124
Sold Price: \$1,455,000
Sold Date: 19 May 2018