

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

33 PATRICK STREET, STRATHMERTON, VIC 3641

Indicative selling price

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

Price Range:

Median sale price

Median price

\$150,490

House

X

Unit

Suburb

STRATHMERTON

Period

01 January 2017 to 31 December 2017

Source



Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
112 MAIN ST, STRATHMERTON, VIC 3641	\$100,000	28/08/2017
5 KENNY ST, STRATHMERTON, VIC 3641	\$196,000	01/11/2017