

## Statement of Information

## Single residential property located in the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

					3	ection 477	<b>41 U</b>	i lile Lstate	Ayeı	115 ACT 1300	
Property offer	ed for s	sale									
Address Including suburb and postcode		7 Lilyda	le Roa	d, Healesvill	e Vic 3	777					
Indicative sell	ing pric	се									
For the meaning	of this p	orice see	consu	ımer.vic.gov	.au/unc	lerquoting					
Range between \$1,250,000			& \$1,350,000								
Median sale p	rice										
Median price	\$530,000 H			e X	Unit		Suburb		Healesville		
Period - From	eriod - From 01/04/2017 to				30/06/2017 Source			REIV			
Comparable p	roperty	/ sales (	(*Dele	ete A or B k	pelow a	as applica	ble)				
months		estate a					•	operty for sale o be most cor			
Address of comparable property							Price	[	Date of sale		
1											
2											
3											
OR											

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 six months.



В\*

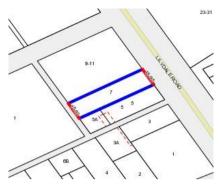


**Account** - Mark Gunther First National | P: 03 5962 3030 | F: 03 5962 2599

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.

Generated: 03/08/2017 16:11









Rooms

**Property Type:** House (Previously

Occupied - Detached) **Land Size:** 965 sqm approx

**Agent Comments** 

Indicative Selling Price \$1,250,000 - \$1,350,000 Median House Price June quarter 2017: \$530,000

## Comparable Properties

7 Lilydale Rd HEALESVILLE 3777 (VG)

77 (VG) Agent Comments

**-**





Price: \$90,000 Method: Sale Date: 01/05/1989 Rooms: -

Property Type: House (Previously Occupied -

Detached)

Land Size: 965 sqm approx

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 six months.



