

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

215/70 Batesford Road Chadstone VIC 3148

Indicative selling price

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

Single Price

\$410,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$846,500

Property type

Unit

Suburb

Chadstone

Period-from

01 Dec 2019

to

30 Nov 2020

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

310/70 Batesford Road Chadstone VIC 3148	\$420,000	06-May-20
315/70 Batesford Road Chadstone VIC 3148	\$410,000	21-Jun-20

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: 18 December 2020


**310/70 Batesford Road Chadstone
VIC 3148**

Sold Price

\$420,000

Sold Date **06-May-20**
 2  1  1

Distance

-


**315/70 Batesford Road Chadstone
VIC 3148**

Sold Price

\$410,000

Sold Date **21-Jun-20**
 2  1  1

Distance

-

RS = Recent sale

UN = Undisclosed Sale

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