

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address 1/43 Cole Street, Laverton-3028

Indicative selling price

Single price

or range between \$370,000

&

\$400,000

Median sale price

Median price

\$ 563,000

*House

x

*Unit

Suburb

Laverton

Period - From

June 2020

to

Mar 2020

Source

Real Estate

Comparable property sales

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

Unit One

Price

Date of sale

1/11 Heffernan Street, Laverton	\$451,250	07/09/2020
4/7 Studley Crt, Laverton	\$501,000	05/05/2020
3/7 Studley Crt, Laverton	\$510,000	09/04/2020