

## Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

## Property offered for sale

Address 4/59 Railway Ave, Laverton - 3028

## Indicative selling price

Single price \$ or range between \$480,000 &amp; \$520,000

## Median sale price

Median price \$ 590,000 House X \*Unit Suburb Laverton

Period - From 01/03/2021 to 28/02/2022 Source CoreLogic

## 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	Price	Date of sale
3/44 Ulm St, Laverton	\$530,000	08/03/2022
3/19 Railway Ave, Laverton	\$520,000	03/03/2022
3/32 Wright St, Laverton	\$485,000	24/02/2022