

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



7 LANDSCAPE DRIVE, BORONIA, VIC

 4  2  4

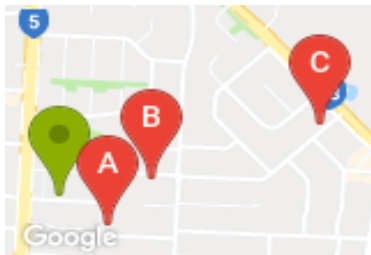
Indicative Selling Price

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

Price Range: **\$840,000.00 to \$900,000.00**

Provided by: Wai San Choong, LJ Hooker Clayton

MEDIAN SALE PRICE



BORONIA, VIC, 3155

Suburb Median Sale Price (House)

\$756,000

01 July 2017 to 30 June 2018

Provided by: 

COMPARABLE PROPERTIES

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.



7 HILLSIDE AVE, BORONIA, VIC 3155

 4  2  2

Sale Price

\$836,000

Sale Date: 12/02/2018

Distance from Property: 185m



38 LANDSCAPE DR, BORONIA, VIC 3155

 4  2  2

Sale Price

\$860,000

Sale Date: 06/06/2018

Distance from Property: 307m



87 LANDSCAPE DR, BORONIA, VIC 3155

 4  2  2

Sale Price

\$856,000

Sale Date: 09/03/2018

Distance from Property: 888m



This report has been compiled on 06/08/2018 by LJ Hooker Clayton. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

7 LANDSCAPE DRIVE, BORONIA, VIC

Indicative selling price

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

Price Range: \$840,000.00 to \$900,000.00

Median sale price

Median price \$756,000

House

Unit

Suburb

BORONIA

Period 01 July 2017 to 30 June 2018

Source



Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
7 HILLSIDE AVE, BORONIA, VIC 3155	\$836,000	12/02/2018
38 LANDSCAPE DR, BORONIA, VIC 3155	\$860,000	06/06/2018
87 LANDSCAPE DR, BORONIA, VIC 3155	\$856,000	09/03/2018