

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 7/3 VIRGINIA STREET, SPRINGVALE 3171

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$270,000 - \$290,000**

### Median sale price

Median **Apartment** for **SPRINGVALE** for period **May 2019 - Aug 2019**  
Sourced from **RP DATA**.

**\$270,000**

### 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 the most comparable to the property for sale.

**5/17 ROYAL AVENUE ,  
SPRINGVALE 3171**

**Price \$245,000** Sold 09  
August 2019

**1/4 A COLONSAY ROAD ,  
SPRINGVALE 3171**

**Price \$250,000** Sold 14 June  
2019

**112/59 AUTUMN TERRACE,  
CLAYTON SOUTH 3169**

**Price \$3,169** Sold 31 May  
2019

This Statement of Information was prepared on 1st Oct 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP DATA.

Apartment



1 beds



1 baths



1 parking

### Raine & Horne Springvale

236 Springvale Road,  
Springvale VIC 3171

### Contact agents



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**Raine & Horne.**