

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 96 BOWES AVENUE, AIRPORT WEST VIC 3042

Indicative selling price

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

Single price \$739,000

Median sale price

Median price \$790,000

House

Suburb Airport West

Period - From 1/1/19 to 31/3/19

Source REIV propertydata.com.au/RPData/Core Logic

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
1. 85 McIntosh Street, Airport West	\$840,000	16.02.19
2. 34 Cameron Street, Airport West	\$835,000	06.02.19
3. 57 Moore Road, Airport West	\$800,000	08.12.18

Property data source: REIV propertydata.com.au/RPData/CoreLogic. Generated on 15 April 2019.