Statement of Information

Single residential property located in the Melbourne metropolitan area

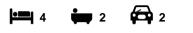
Section 47AF of the Estate Agents Act 1980

Prope	erty offered	l for s	sale								
Address Including suburb and postcode			10 Gallery Gate Road, Yallambie Vic 3085								
Indica	ative selling	g pric	e								
For the	e meaning of	f this p	rice see	con	sumer.vic.gov.au	ı/underqu	oting				
Range between \$1,25			0,000		&	\$1,350,000					
Media	ın sale pric	е									
Median price \$1,066,			000	Pr	operty Type Hou	ıse		Suburb	Yallambie		
Period - From 01/10/2			023	to	31/12/2023	9	Source	REIV			
Comp	arable pro	perty	sales	(*De	lete A or B bel	ow as a	pplica	ble)			
A*		at the	estate a		es sold within two or agent's repre				•		
Address of comparable property								F	Price	Date of sale	
1											
2											
3											
OR											
B *					representative reawo kilometres of						
	This Statement of Information was prepared on:							on:	12/03/2024 11:09		









Property Type: House

(Residential)

Land Size: 763 sqm approx

Agent Comments

Indicative Selling Price \$1,250,000 - \$1,350,000 Median House Price December quarter 2023: \$1,066,000

Comparable Properties

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Account - Jellis Craig | P: 03 9499 7992 | F: 03 9499 7996



