

Harcourts Rowville

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address **10 Kassan Gardens, Endeavour Hills VIC 3802**

Indicative selling price

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

Range between **\$900,000** & **\$990,000**




Median sale price

Median price **\$811,000** Property type **House** Suburb **Endeavour Hills**

Period - From **April 2023** to **June 2023** Source **REIV**

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
	47 Joseph Banks Crescent, Endeavour Hills	\$960,000	20/05/2023
	2 Moya Close, Endeavour Hills	\$935,000	15/05/2023
	26 John Edgcumbe Way, Endeavour Hills	\$940,000	27/04/2023

This Statement of Information was prepared on: **25 July 2023**