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 Including suburb and postcode

30 Farquharson Street, Mount Waverley Vic 3149

Indicative selling price

For the meaning	of this price see	cons	sumer.vic.go	v.au	/underquot	ting		
Range betweer	\$1,900,000		&		\$2,090,000			
Median sale p	rice							
Median price	\$1,660,000	Pro	operty Type	Hou	louse		Suburb	Mount Waverley
Period - From	16/04/2023	to	15/04/2024		So	urce	REIV	

Comparable property sales (*Delete A or B below as applicable)

A* 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.

Ad	dress of comparable property	Price	Date of sale
1	1 William St MOUNT WAVERLEY 3149	\$2,020,000	24/02/2024
2	247 Stephensons Rd MOUNT WAVERLEY 3149	\$1,920,000	03/02/2024
3	4 Bizley St MOUNT WAVERLEY 3149	\$1,905,000	09/12/2023

OR

B* 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.

This Statement of Information was prepared on:

16/04/2024 17:15





Alaine Fourie

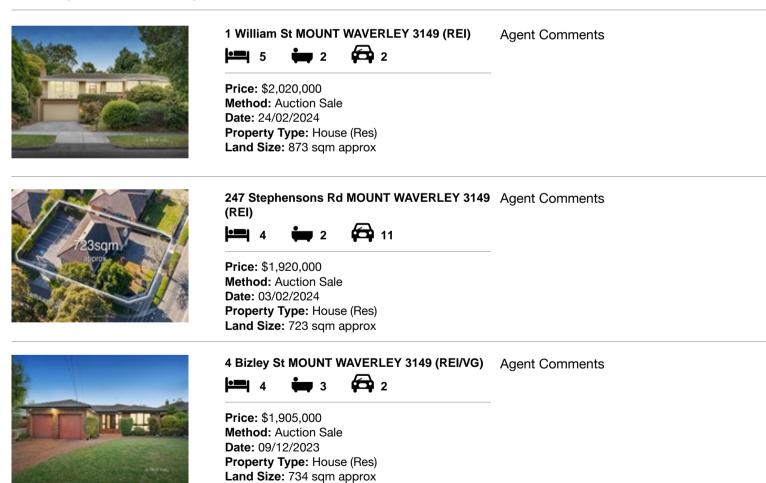




Property Type: House Land Size: 810 sqm approx Agent Comments 8849 8088 0411 513 013 alainefourie@jelliscraig.com.au

Indicative Selling Price \$1,900,000 - \$2,090,000 Median House Price 16/04/2023 - 15/04/2024: \$1,660,000

Comparable Properties



Account - Jellis Craig | P: 03 88498088



propertydata

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