

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

101/8E EVERGREEN MEWS ARMADALE VIC 3143

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$530,000

&

\$560,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$713,000

Property type

Unit

Suburb

Armadale

Period-from

01 Jun 2021

to

31 May 2022

Source

Corelogic

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 6 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

503/8C EVERGREEN MEWS ARMADALE VIC 3143	\$550,000	28-Jun-21
203/8C EVERGREEN MEWS ARMADALE VIC 3143	\$530,000	30-Sep-21
506/7 EVERGREEN MEWS ARMADALE VIC 3143	\$570,000	28-Feb-22

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 6 months.~~

This Statement of Information was prepared on: 14 June 2022



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**503/8C EVERGREEN MEWS
 ARMADALE VIC 3143**

1 1 1

Sold Price **\$550,000** Sold Date **28-Jun-21**

Distance -



**203/8C EVERGREEN MEWS
 ARMADALE VIC 3143**

1 1 1

Sold Price **\$530,000** Sold Date **30-Sep-21**

Distance -



**506/7 EVERGREEN MEWS
 ARMADALE VIC 3143**

1 1 1

Sold Price **\$570,000** Sold Date **28-Feb-22**

Distance -

RS = Recent sale UN = Undisclosed Sale

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