



Statement of Information

Sections 47AF of the Estate Agents Act 1980

5 Derwent Drive, BAYSWATER 3153

House



3 beds



2 baths



2 parking

Indicative selling price

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

Range \$800,000 - \$840,000

Median sale price

Median **House** for **BAYSWATER** for period **Apr 2018 - Jun 2018**

Sourced from **Pricefinder**.

\$804,000

Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

38 Suffern Ave ,
Bayswater 3153

Price **\$800,000** Sold 25
April 2018

16 Pine Road,
Bayswater 3153

Price **\$820,000** Sold 24
March 2018

85 Bona Vista Road,
Bayswater 3153

Price **\$840,000** Sold 09
April 2018

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

Surreal Property Group

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