



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**2/454 Clayton Road,  
CLAYTON SOUTH 3169**

Unit



3 beds



2 baths



1 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$720,000 - \$770,000**

### Median sale price

Median **Unit** for **Clayton South** for period **Oct 2017 - Dec 2017**

Sourced from **REIV**.

**\$603,000**

### 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.

**2/1172 Centre Rd,**  
Clarinda 3169

Price **\$740,000** Sold 16  
September 2017

**2/7 Bond St,**  
Clayton South 3169

Price **\$735,000** Sold 16  
December 2017

**2/77 Kiongga St,**  
Clayton 3168

Price **\$720,000** Sold 13  
February 2018

This Statement of Information was prepared on 16th Sep 2019

### 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 REIV.

### Ray White Oakleigh

7-9 Atherton Road,  
Oakleigh VIC 3166

### Contact agents



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