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## STATEMENT OF INFORMATION

# Single residential property located outside the Melbourne metropolitan area.

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Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 15 Shae Crescent, Drouin Victoria 3818

### Indicative selling price

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

Range between \$208,000 & \$225,000

### Median sale price

Median price \$395,000 House ☒ Suburb or locality Drouin  
Period - From April 2017 to March 2018 Source CoreLogic

### Comparable property sales

A\* These are the three properties sold within five kilometres of the property for sale in the last 18 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
1. 3 Porter Place, Drouin Victoria 3818	\$206,000	21/12/2017
2. 65 Cook Street, Drouin Victoria 3818	\$200,000	11/4/2018
3. 36 Nickell Court, Drouin Victoria 3818	\$200,000	2/11/2017

Property data source: CoreLogic. Generated on 30 April 2017.