

STATEMENT OF INFORMATION

Single residential property located
in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

11 Gerald Street Craigieburn

Indicative selling price

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

Single price

or range between

\$410,000

&

\$450,000

Median sale price

Median price

House

☒

Unit

☐

Suburb

Period

to

Source

Comparable property sales

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.

Address of comparable property	Price	Date of sale
64 Moor Park Drive Craigieburn 0.58 Km	\$435,000	12 Nov 2018
55 Wattletree Street Craigieburn 0.99 Km	\$435,000	19 Dec 2018
10 Viewmont Avenue Craigieburn 0.28 Km	\$430,000	27 Nov 2018

Property data source: CoreLogic RP Data