

STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

15 Hardy Crescent, Heathmont, VIC 3135

INDICATIVE SELLING PRICE

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

Range Between \$880,000 & \$930,000

MEDIAN SALE PRICE

Median price \$935,000 | House | Heathmont (3135)

Period - From 1 October 2017 to 30 September 2018 | Source - REIV - PDOL

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
5 SALISBURY COURT, HEATHMONT VIC 3135	\$880,000	12/12/2018
16 DIRKALA AVENUE, HEATHMONT VIC 3135	\$910,000	19/08/2018
33 WATERLOO STREET, HEATHMONT VIC 3135	\$922,000	22/09/2018