

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 22 Bridgewater Drive, Dingley Village. Victoria 3172

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price or range between \$ 760,000 & \$ 810,000

Median sale price

(*Delete house or unit as applicable)

Median price \$ 800,000 *House ☒ *Unit ☐ Suburb Dingley
Period - From 01-01-2019 to 31-03-2019 Source REIV

Comparable property sales (*Delete A or B below as applicable)

A* 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
7 Bridgewater Drive, Dingley Village	\$815,000	27.04.2019
14 Bridgewater Drive, Dingley Village	\$837,000	16.03.2019
16 Bridgewater Drive, Dingley Village	\$810,000	25.05.2019