Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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48 HUT STREET WHITTLESEA VIC 3757						
e see consumer.vi	c.gov.a	u/underquoting (Delete single pr	ce or range a	s applicable)	
		or range between	\$770,000	&	\$820,000	
plicable)						
\$753,000	Property type H		House	Suburb	Whittlesea	
01 Oct 2021	2021 to 30 Sep 2022		Source	e	Corelogic	
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 6 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						
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	plicable) \$753,000 01 Oct 2021 ales (*Delete Aproperties sold wit t's representative delete and the solution of the solution	plicable) \$753,000 Proposition of the properties sold within two tree representative considers.	e see consumer.vic.gov.au/underquoting (* or range between plicable) \$753,000 Property type 01 Oct 2021 to 30 Sep 2022 ales (*Delete A or B below as apple properties sold within two kilometres of the t's representative considers to be most contained.	e see consumer.vic.gov.au/underquoting (*Delete single pri or range between \$770,000 plicable) \$753,000 Property type House 01 Oct 2021 to 30 Sep 2022 Source ales (*Delete A or B below as applicable) properties sold within two kilometres of the property for sale tt's representative considers to be most comparable to the property to the property to the property to the property for sale	e see consumer.vic.gov.au/underquoting (*Delete single price or range a or range between \$770,000 & plicable) \$753,000 Property type House Suburb 01 Oct 2021 to 30 Sep 2022 Source ales (*Delete A or B below as applicable) properties sold within two kilometres of the property for sale in the last 6 tt's representative considers to be most comparable to the property for sale	

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were

sold within two kilometres of the property for sale in the last 6 months.

This Statement of Information was prepared on: 20 October 2022



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