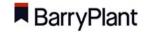
Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale													
Including su	Address burb and postcode	80 Mas	sey A	Avenue, Res	ervoir '	Vic 3073							
Indicative selling price													
For the meaning of this price see consumer.vic.gov.au/underquoting													
Range between \$1,300,000				&		\$1,350,000							
Median sale price													
Median pric	ledian price \$850,000			Property Type Hous		е]	Sub	urb	Reservoir			
Period - From 01/01/2023			to	31/03/2023	3	So	ource	REI	/				
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									Pr	ice	Date	of sale	
1													
2													
3													
OR													
				epresentativ wo kilometre								arable	
	This Statement of Information was prepared on:									15/06/2023 14:34			









Indicative Selling Price \$1,300,000 - \$1,350,000 Median House Price March quarter 2023: \$850,000

Comparable Properties

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 six months.

Account - Barry Plant | P: 03 94605066 | F: 03 94605100



