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## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

47 Nelson Street Darley VIC 3340

4 2 2

### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$574,000 & \$599,000

### Median Sale Price

\$509,500 Houses in Darley between 01 Aug 2018 - 31 Jul 2019

Source: CoreLogic

### Comparable Property Sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

 <small>           Appearance, Colour, Information, Photos, Address - 2019/08/19 10:11            Appearance, Colour, Information, Photos - 2019/08/19 10:11            CoreLogic         </small>	<b>59 Darley Drive Darley VIC 3340</b>	Sold Price <sup>RS</sup>	<b>\$576,000</b>	Sold Date	<b>30-Jul-19</b>
	4  2  2			Distance	<b>0.99km</b>

**RS** = Recent sale      **UN** = Undisclosed Sale

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