

## 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

11 Aspen Close Wantirna South VIC 3152

## 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

\$1,200,000

&amp;

\$1,300,000

## Median sale price

(\*Delete house or unit as applicable)

Median Price

\$915,000

\*House

X

\*Unit

Suburb

Wantirna South

Period-from

01 Sep 2018

to

31 Aug 2019

Source

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

|  |  |  |
|--|--|--|
|  |  |  |
|  |  |  |
|  |  |  |

OR

**B\*** 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: 04 September 2019

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