

Wilson Partners

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

1573 Broadford – Flowerdale Road, Strath Creek VIC 3521

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$

or range between

\$ 820,000

&

\$ 900,000

Median sale price

Median price

\$ 581,000

House

unit

Suburb
or locality

Strath Creek, Flowerdale

Period - From

20 / 06 / 2018

to

20 / 06 / 2019

Source

Landata

Comparable property sales

- Either** 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.
- Or** 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.