

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*

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

\$790,000

&

\$840,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$888,500

*House

x

*unit

Suburb
or locality

Mount Martha

Period - From

May 2016

to

May 2017

Source

Realestate.com.au

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres/five kilometres* of the property for sale in the last six months/18 months* that the estate agent or agent's representative considers to be most comparable to the property for sale. (*Delete as applicable)

Address of comparable property	Price	Date of sale
1. 54 Glamorgan Crescent, Mt Martha	\$880,000	09/06/2017
2. 23 Somerset Drive, Mt Martha	\$841,000	13/04/2017
3. 110 Somerset Drive, Mt Martha	\$820,000	28/04/2017