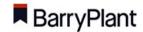
## Statement of Information

## Single residential property located in the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

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Prope	rty offered	l for s	ale									
Address Including suburb and postcode		and	7/289 -	291	Broadway, Res	erv	oir Vic 30	73				
Indica	tive sellin	g pric	е									
For the	meaning of	f this p	rice see	con	sumer.vic.gov.a	u/u	underquot	ing				
Range between \$250,000					&	\$275,000						
Media	n sale pric	е										
Medi	ian price \$5	595,000	0	Pro	operty Type Un	it			Suburb	Reservoir		
Period	d - From 0	1/10/20	)22	to	31/12/2022		So	urce	REIV			
Compa	arable pro	perty	sales	(*De	lete A or B be	elo	w as app	olica	ble)			
<b>A*</b>		at the	<del>estate a</del>		es sold within tw or agent's repr					•		
Address of comparable property									Р	rice	Dat	e of sale
1												
2												
3												
OR												
B*					representative re wo kilometres o							
			This Sta	atem	ent of Informati	on	was prep	ared	on:	28/03	/2023 1	6·50









Indicative Selling Price \$250,000 - \$275,000 Median Unit Price December quarter 2022: \$595,000

## 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



