Statement of Information Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

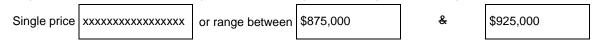
Property offered for sale

Address luding suburb and postcode

Including suburb and 2 Compton Street Mitcham Vic 3132

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)



Median sale price

(*Delete house or unit as	applicable)								
Median price	\$950,000	*	House	Х	*Un	it		Suburb	Mitcham
Period - From	01/17	to	01/17				Source	RP Data	

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 six 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
1. 250 Mitcham Road Mitcham	\$863,888	6/11/16
2. 251 Mitcham Road Mitcham	\$860,000	16/1/17
3. 19 Compton Street Mitcham	\$935,000	10/12/16

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 six months.

