

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 \$290,000

Median sale price

(*Delete house or unit as applicable)

Median price \$290,000

*House

*unit X

Suburb
or locality MILDURA

Period - From JULY 2016 to JULY 2017

Source PRICEFINDER

Comparable property sales

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- 11/145 RIVERSIDE AVENUE, MILDURA VIC 3500	\$270,000	25.11.2016
2- 33 LEICESTER STREET, MILUDRA VIC 3500	\$275,000	31.10.2016
3- 2 BALMORAL PLACE, MILDURA VIC 3500	\$280,000	04.05.2017