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## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

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Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

8 Commonwealth Court Craigieburn

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

or range between

\$470,000

&

\$515,000

### Median sale price

Median price

\$500,000

House

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Unit

Suburb

Craigieburn

Period

Jan 2018

to

Current

Source

CoreLogic RP Data

### Comparable property sales

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
4 Cardiff Court Craigieburn 1.99 Km	\$517,000	17 April 2018
17 Carlisle Street Craigieburn 1.18 Km	\$486,250	6 March 2018
1 Fern Court Craigieburn 0.43 Km	\$512,000	16 Dec 2017

Property data source: CoreLogic RP Data