

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
Including suburb and
postcode 1/3 MARRA CRT, ENDEAVOUR HILLS VIC 3802

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 \$490,000 & \$530,000

Median sale price

(*Delete house or unit as applicable)

Median price \$453,000 *House ☐ *Unit ☒ Suburb ENDEAVOUR HILLS
Period - From 01.04.2019 to 30.06.2019 Source REIV

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. 1/31 ISAAC SMITH CRES, ENDEAVOUR HILLS	\$530,000	14.05.2019
2. 6/122-124 KENNINGTON PARK DRV, ENDEAVOUR HILLS	\$525,000	05.07.2019
3. 2/11 RHYLL CLOSE, ENDEAVOUR HILLS	\$500,000	28.05.2019

