

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 131 Boneo Rd Rosebud 3939

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$ 629,950.00 or range between \$* & \$

Median sale price

Median price \$ 475,000 *House Y *Unit Suburb Rosebud
Period March 2016 to February 2017 Source Corelogic

Comparable property sales

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.

PLEASE NOTE: This is a Vacant Block of Land FOR SALE