

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 36 Manikato Drive Drouin Victoria 3818

Indicative selling price

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

Range between \$310,000 & \$341,000

Median sale price

Median price \$212,500 Property type Land Suburb Drouin

Period - From 01 Nov 2018 to 31 Oct 2019 Source REIV propertydata.com.au

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.

This Statement of Information was prepared on: 27/11/2019