

# STATEMENT OF INFORMATION Single residential property located in the Melbourne metropolitan area.

#### Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

#### Indicative selling price

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

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range between	\$620,000	&	\$680,000

#### Median sale price

Median price	\$520,485		House X	Suburb	PAKENHAM VIC 3810	
Period - From	April 18	to	June 18	Source	CORELOGIC rpdata.com.au	

#### Comparable property sales

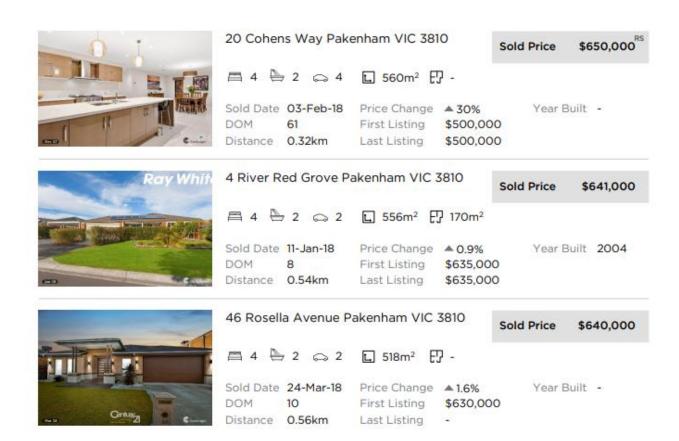
These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1. 20 Cohens Way, Pakenham VIC 3810	\$650,000	03/02/2018
2. 4 River Red Grove, Pakenham VIC 3810	\$641,000	11/01/2018
3. 46 Rosella Avenue, Pakenham VIC 3810	\$640,000	24/03/2018

Property data source: CORELOGIC rpdata.com.au Generated on 13 June 2018



## Additional information about comparable sales.



Property data source: CORELOGIC rpdata.com.au Generated on 13 June 2018