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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

6 Amberley Drive, Pakenham VIC 3810
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**Indicative selling price**

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

or range between

\$515,000
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 & 

\$550,000
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**Median sale price**

Median price

\$525,000
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\*House

X
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Suburb

Pakenham
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Period - From

20/02/18
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 to 

20/08/18
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Source

RPDATA CORELOGIC
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**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. 25 Grevillea Place, Pakenham VIC 3810	\$535,777	25/03/18
2. 29 Clifford Drive, Pakenham VIC 3810	\$531,000	23/03/18
3. 26 Camelia Way, Pakenham VIC 3810	\$550,000	18/08/18

Property data source: REIV [propertydata.com.au](http://propertydata.com.au). Generated on 20 August 2018.

