

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

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### Property offered for sale

64 Pearces Road, Mandurang Vic 3551

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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)

Range \$630,000-\$660,000

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### Median sale price

Median Price \$650,000 | House | Mandurang Vic 3550

Period – From 27<sup>th</sup> July 2016 to 27<sup>th</sup> July 2017 Source – RPdata

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### Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.