

# Statement of Information

## Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Indicative selling price

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

(\*Delete single price or range as applicable)

Single price  or range between

### Median sale price

(\*Delete house or unit as applicable)

Median price  \*House ☒ \*unit ☐ Suburb or locality   
Period - From  to  Source

### Comparable property sales (\*Delete A or B below as applicable)

**A\*** These are the three properties sold within two kilometres/~~five kilometres~~\* of the property for sale in the last six months/~~18 months~~\* that the estate agent or agent's representative considers to be most comparable to the property for sale. (\*Delete as applicable)

Address of comparable property	Price	Date of sale
1. 4 COURTIS STREET, WILLIAMSTOWN 3016	\$1,870,000	23 FEB 2019
2. 26 FORSTER STREET, WILLIAMSTOWN 3016	\$1,765,000	25 MAY 2019
3. 8 STEWART STREET, WILLIAMSTOWN 3016	\$1,800,000	24 APRIL 2019

OR

**B\*** ~~Either~~ 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\*.

~~Or~~ 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\*.

(\*Delete as applicable)