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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

1 Fairmead Place, NARRE WARREN SOUTH
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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 between

\$620,000
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 & 

\$660,000
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### Median sale price

Median price

\$636,363
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 House 

x
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 Suburb 

Narre Warren South
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Period - From

April 2018
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 to 

September 2018
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 Source 

pricefinder.com.au
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### Comparable property sales

A 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. 5 Elm Court, NARRE WARREN SOUTH VIC 3805	\$665,000	23/10/2018
2. 7 Blue Jay Court, NARRE WARREN SOUTH VIC 3805	\$625,000	17/10/2018
3. 24 Pendle Close, NARRE WARREN SOUTH VIC 3805	\$635,000	11/10/2018

Property data source: [pricefinder.com.au](http://pricefinder.com.au). Generated on **29 October 2018**.