Date: 14/01/2019

Statement of Information Single residential property located in Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980



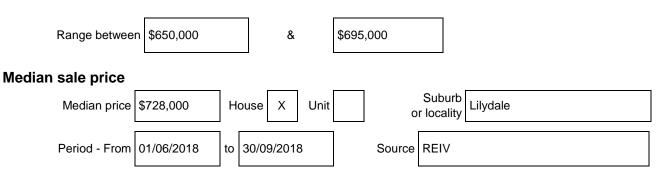
Property offered for sale

Address postcode

Including suburb and 3 The Circuit, Lilydale 3140

Indicative selling price

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



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
3 Pinnacle Rise, Lilydale 3140	\$685,000	09/11/2018
6 Oakbank Court, Mooroolbark 3138	\$700,000	27/09/2018
86 Taylor Road, Mooroolbark 3138	\$680,000	04/09/2018

