

# Statement of information Single residential property located in the Melbourne metropolitan area.

## Sections 47AF of the Estate Agents Act 1980

Property o	ffered	for sal	е
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Including suburb and 17 Harold Street, Officer Vic 3809	
postcode	

# Indicative selling price

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

\$430,000	&	\$473,000
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#### Median sale price

Median price	\$564,800		*House x	*Unit		Suburb	Pakenham
Period - From	28.12.17	to	28.03.18		Source	Pricefinde	r.com.au

### Comparable property sales

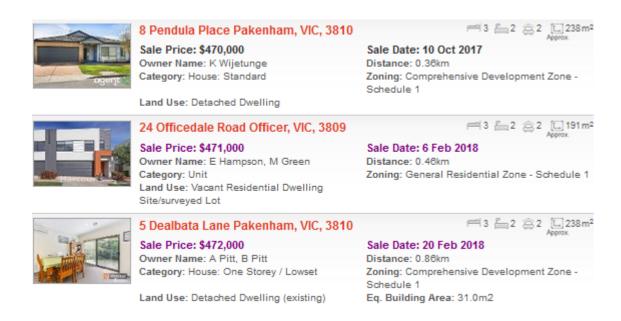
A\* These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1. 8 Pendula Place, Pakenham	\$470,000	10.10.17
2. 27 Officedale Road, Officer 3809	\$471,000	06.02.18
3. 5 Dealbata Lane, Pakenham 3810	\$472,000	20.02.18

Property data source: REIV propertydata.com.au. Generated on 28.03.18



# Additional information about comparable sales.



Property data source: REIV propertydata.com.au. Generated on 28.03.18