@REALTY PTY LTD T/A @realty
Level 10/555 Lonsdale Street Melbourne VIC 3000
Tel: 1300 299 377 Fax: 07 5592 0900
Email: contracts@atrealty.com.au

Member of REIV

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STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address 19 Kellys Road Kirkstall 3283

Including suburb or locality and postcode

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price $*79000 ~~or range between $* & $~~

Median sale price

Median price $no data available Property Type land Suburb or Locality Kirkstall 3283

Period - From 20/09/2018 to 20/09/2019 Source realestate.com

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

~~**A*** These are the three properties sold within five kilometres of the property for sale in the last 18 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	$	
2	$	
3	$	

OR

B* 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.

This Statement of Information was prepared on: 20/09/2019