
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 Including suburb and postcode | 32 Mandalay Circuit, Beveridge VIC 3753 |
|---|---|

Indicative selling price

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

| | | | |
|------------------------|-----------|---|-----------|
| Price range between | \$690,000 | & | \$740,000 |
|------------------------|-----------|---|-----------|

Median sale price

| | | | | | |
|---------------|------------|-------|-------------------------------------|-----------------------|---|
| Median price | \$640,000 | House | <input checked="" type="checkbox"/> | Suburb or locality | BEVERIDGE VIC 3753 |
| Period - From | April 2018 | to | June 2018 | Source |  |

Comparable property sales

These are the three properties sold within one kilometres of the property for sale in the last 12 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. 25 Vantage Green, Beveridge VIC 3753 | \$722,000 | 10/02/2018 |
| 2. 9 Mistral Way, Beveridge VIC 3753 | \$681,000 | 17/03/2018 |
| 3. 8 Solomon Way, Beveridge VIC 3753 | \$775,000 | 08/06/2018 |

Property data source: www.pricefinder.com.au Generated on 10th August 2018.