
STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

Indicative selling price

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

Median sale price

Median price House Unit Suburb
Period - From to Source

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
26 Landy Circuit, Pakenham VIC 3810	\$600,000	28 Jun 17
10 Winneke Way, Pakenham VIC 3810	\$600,000	05 Aug 17
18 Cassowary Avenue, Pakenham VIC 3810	\$600,000	02 Oct 17

Additional information about comparable sales.



26 Landy Circuit Pakenham VIC 3810

 3  2  2

Sold Price **\$600,000** Sold Date **28-Jun-17**

Distance **1.78km**



10 Winneke Way Pakenham VIC 3810

 4  2  2

Sold Price **\$600,000** Sold Date **05-Aug-17**

Distance **1.71km**



18 Cassowary Avenue Pakenham VIC 3810

 5  2  2

Sold Price **\$600,000** Sold Date **02-Oct-17**

Distance **1.57km**