

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 or
locality and postcode

2/914 Geelong Road, Canadian 3350

Indicative selling price

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

Single price

\$*

or range between

\$135,000

&

\$145,000

Median sale price

Median price

\$292,000

*House

*Unit

X

Suburb
or locality

Canadian

Period - From

01/10/2016

to

01/10/2017

Source

CoreLogic

Comparable property sales

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
3/15 Hermitage Avenue, Mount Clear 3350	\$159,859	07/11/2016
3/26 Bacchus Road, Mount Clear 3350	\$174,223	10/02/2017
3/106 Larter Street, Golden Point 3350	\$153,500	07/05/2017