

## STATEMENT OF INFORMATION

PROPERTY OFFERED FOR SALE

Date prepared 03 April 2018

25 Dundas Street LANCEFIELD VIC 3435

INDICATIVE SELLING PRICE

*For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)*

Range of price     \$285,000 - \$295,000

MEDIAN SALE PRICE

Median price     \$147,000

Land

Locality            LANCEFIELD VIC 3435

Period              1/04/2017– 1/03/2018

Source              RP Data Corelogic

COMPARABLE PROPERTY SALES

*B. The estate agent or agent's representative reasonably believes that fewer than 3 comparable properties were sold within 5 kilometres of the property for sale in the last 18 months.*

| ADDRESS                                | PRICE     | DATE OF SALE |
|----------------------------------------|-----------|--------------|
| 15 Chisholm Drive LANCEFIELD – 2000sqm | \$275,000 | 09/01/18     |

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Internet advertising for single residential property located within or outside the Melbourne metropolitan area.  
Section 47AF of the Estate Agents Act 1980

[propertymanagementmr.com.au](http://propertymanagementmr.com.au)

PROPERTY  
MANAGEMENT

Macedon  
Ranges

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