

## 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 1/34 Cameron Drive, Hoppers Crossing 3029

### Indicative selling price

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

Single price \$\* or range between \$385,000 & \$420,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$352,750 \*House \*Unit X Suburb Hoppers Crossing

Period - From November 2017 to April 2018 Source Realestate.com.au

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

A\* 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
1) 4 The Court, Hoppers Crossing	\$380,000	09-April-2018
2) 6 The Glades, Hoppers Crossing	\$385,000	04-April-2018
3) 2/19 Reserve Road, Hoppers Crossing	\$363,000	19-Feb-2018

Property data source: Corelogic.com.au. Generated on the 24rd April 2018.