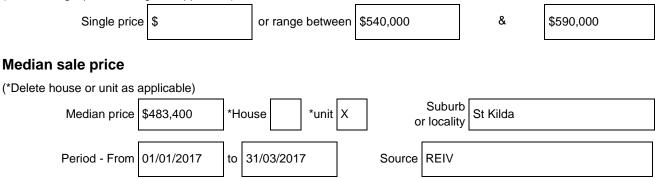
GARYPEER

Statement of Information Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)



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

A* These are the three properties sold within two kilometres/five kilometres* of the property for sale in the last six months/18 months* that the estate agent or agent's representative considers to be most comparable to property for sale. (*Delete as applicable)

Address of comparable property	Price	Date of sale
1. 4d/622 St Kilda Road Melbourne 3004	\$612,500	26/06/2017
2. 2/254 Dandenong Road St Kilda East 3183	\$620,000	17/06/2017
3. 1/42 The Avenue Balaclava 3183	\$647,000	08/04/2017

OR

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

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

(*Delete as applicable)