

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 1/58 White Street Mordialloc

Indicative selling price

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

Single price or range between 620,000 & 680,000

Median sale price

(*Delete house or unit as applicable)

Median price 575,000 *House ☐ *Unit ☒ Suburb Mordialloc
Period - From February 2017 to January 2018 Source Core Logic

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
1/54 White Street Mordialloc	\$615,000	19.12.2017
3/3 Ivy Street Parkdale	\$700,000	28.09.2017
6/17 Colocott Street Mordialloc	\$722,000	22.01.2018

OR

B* 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.