

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

30 Shearwater Drive Carrum Downs Vic 3201

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

\$ 525,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median price

\$590,000

*House

X

*Unit

Suburb

Carrum Downs

Period - From

January 2018

to

March 2018

Source

REIV March Quarter 2018

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

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.