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## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

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Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 26 Birchwood Boulevard, Hoppers Crossing

### Indicative selling price

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

Single price  or range between \$680,000 & \$740,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$600,000 \*House ☒ \*Unit ☐ Suburb HOPPERS CROSSING

Period - From 16<sup>th</sup> Sep 2020 to 16<sup>th</sup> March 2021 Source CORE LOGIC

### Comparable property sales

**B\*** The estate agent believes there are less than three comparable properties sold within 2km's of this property in the last six months.

Property data source: Corelogic.com.au. Generated on 16<sup>th</sup> March 2021