

# 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](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Range between	<input type="text" value="\$290,100"/>	&	<input type="text" value="\$310,000"/>
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### Median sale price

(\*Delete house or unit as applicable)

Median price	<input type="text" value="\$255,094"/>	*House	<input type="text"/>	Suburb or locality	<input type="text" value="Mildura"/>
Period - From	<input type="text" value="24/04/2017"/>	to	<input type="text" value="03/05/2017"/>	Source	<input type="text" value="https://www.realestate.com.au/neighbourhoods/mildura-3500-vic"/>

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 18 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. 2 Jodie Court, Mildura Vic	\$340,000	11/01/2017
2. 2 Anwyl Close, Mildura Vic	\$310,000	17/11/2016
3. 9 Walnut Avenue, Mildura Vic	\$320,000	29/02/2016