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## STATEMENT OF INFORMATION

# Single residential property located outside 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

70 Lampard Road, Drouin 3818

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

\$330,000

&

\$363,000

### Median sale price

Median price

\$355,000

House

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Suburb or  
locality

Drouin 3818

Period - From

January 2017

to

November 2017

Source

RP Propertydata.com.au

### Comparable property sales

A These are the three properties sold within five 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: 53 Church Street, Drouin 3818	\$ 340,000	12/07/2017
2: 10 Harper Street, Drouin 3818	\$ 360,000	30/06/2017
3: 5 Emma Close, Drouin 3818	\$ 350,000	25/10/2017

Property data source: [Rp propertydata.com.au](http://Rp.propertydata.com.au). Generated on 17 November 2017