
STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

| |
|-----------------------------------|
| Lot 91 Heroic Street, Drouin 3818 |
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

| |
|-----------|
| \$212,800 |
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Median sale price

| | | | | | | | | |
|---------------|--|------------|-------|--|----------|-----------------------|---|-------------|
| Median price | <table border="1"><tr><td>\$217,500</td></tr></table> | \$217,500 | House | <table border="1"><tr><td>X</td></tr></table> | X | Suburb or locality | <table border="1"><tr><td>Drouin 3818</td></tr></table> | Drouin 3818 |
| \$217,500 | | | | | | | | |
| X | | | | | | | | |
| Drouin 3818 | | | | | | | | |
| Period - From | <table border="1"><tr><td>March 2018</td></tr></table> | March 2018 | to | <table border="1"><tr><td>Feb 2019</td></tr></table> | Feb 2019 | Source | <table border="1"><tr><td>REA.com.au</td></tr></table> | REA.com.au |
| March 2018 | | | | | | | | |
| Feb 2019 | | | | | | | | |
| REA.com.au | | | | | | | | |

Comparable property sales

B:

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.