## Statement of Information

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)  Single Price  or range between \$420,000 & \$450,000  Median sale price (*Delete house or unit as applicable)  Median Price \$335,000 Property type Land Suburb Highton  Period-from 01 Sep 2020 to 31 Aug 2021 Source Corelogic  Comparable property sales (*Delete A or B below as applicable)	Property offered for sal	le						
For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)  Single Price  or range between  \$420,000  \$450,000  Median sale price  (*Delete house or unit as applicable)  Median Price  \$335,000  Property type  Land  Suburb  Highton  Period-from  01 Sep 2020  to  31 Aug 2021  Source  Corelogic  Comparable property sales (*Delete A or B below as applicable)  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.	Including suburb and	21 Majestic Drive Highton VIC 3216						
Single Price or range between \$420,000 & \$450,000  Median sale price  (*Delete house or unit as applicable)  Median Price \$335,000 Property type Land Suburb Highton  Period-from 01 Sep 2020 to 31 Aug 2021 Source Corelogic  Comparable property sales (*Delete A or B below as applicable)  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.	Indicative selling price				<b>(*D</b> . I			
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estate agent or agent's representative considers to be most comparable to the property for sale.	Comparable property s	ales (*Delete A	or B b	pelow as ap	plical	ble)		
Address of comparable property  Price  Date of sale								
	Address of comparable property							Date of sale

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.

This Statement of Information was prepared on: 27 September 2021



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