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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

38 MILLEARA ROAD, KEILOR EAST VIC 3033

### Indicative selling price

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

Range Between

\$460,000

&

\$495,000

### Median sale price

Median price

\$772,000

House

X

Suburb

KEILOR EAST

Period - From

01.01.19

to

31.03.19

Source

REIV [propertydata.com.au/RPData/CoreLogic](http://propertydata.com.au/RPData/CoreLogic)

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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. 7 Borva Drive, Keilor East	\$520,000	17.12.18
2. 144A Milleara Road, Keilor East	\$467,000	06.04.19
3. 4/15-17 Watt Street, Airport West	\$470,000	08.02.19