

## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

### Indicative selling price

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

Single price  or range between  &

### Median sale price

(\*Delete house or unit as applicable)

Median price  \*House  \*Unit  Suburb   
 Period - From  to  Source

### Comparable property sales (\*Delete A or B below as applicable)

A\* 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) 16 Bellbridge Drive, Hoppers Crossing	\$598,000	06/10/2018
2) 40 Branton Road , Hoppers Crossing	\$590,000	21/05/2018
3) 4 Woodville Park Drive, Hoppers Crossing	\$590,000	21/05/2018

Property data source: Corelogic.com.au. Generated on the 8th December 2018.