Statement of Information Multiple residential properties located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980



Unit offered for sale

Address

Including suburb or locality Stage 5 Imagine Estate, Strathfieldsaye VIC 3551 and postcode

Indicative selling price

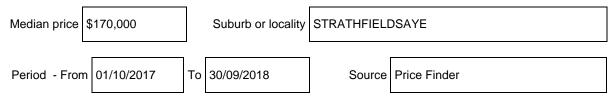
For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Unit type or class

e.g. One bedroom units	Single price	_	Lower price	_	Higher price
Lots 115 and 122	\$	or range between	\$162,000	&	\$176,000
Lots 182 and 183	\$145,000	or range between	\$*	&	\$*
	\$*	or range between	\$*	&	\$
	\$*	or range between	\$*	&	\$
	\$*	or range between	\$*	&	\$

Additional entries may be included or attached as required.

Unit median sale price





Comparable property sales

A* These are the details of the three units that the estate agent or agent's representative considers to be most comparable to the unit for sale. These units must be of the same type or class as the unit for sale, been sold within the last 18 months, and located within five kilometres of the unit for sale.

Unit type or class

E.g. One bedroom units	Address of comparable unit	Price	Date of sale
	13 Coomoora Circuit, Strathfieldsaye	\$156,000	14/06/2018
All available lots in Stage 4	21 Wanjel Street, Strathfieldsaye	\$165,000	14/05/2018
	76 Swanson Boulevard, Strathfieldsaye	\$162,000	01/05/2018