

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

17 TURION DRIVE MICKLEHAM

000

Indicative selling price

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

Single price

\$

or range between

\$465,000

&

\$495,000

Median sale price

Median price

\$544,900

*HOUSE

X

Suburb

MICKLEHAM

Period - From

April 2018

to

CURRENT

Source

CORELOGIC RP DATA

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
22 MUSKWOOD DRIVE MICKLEHAM – 0.14KM	\$480,000	25/06/2018
21 DAHLIA CRESCENT MICKLEHAM – 0.43KM	\$490,000	05/03/2018
41 DAHLIA CRESCENT MICKLEHAM – 0.51KM	\$480,000	01/06/2018

Property data source: CORELOGIC RP DATA. Generated on 7TH August 2018.