



@REALTY PTY LTD T/A @realty
Level 10/555 Lonsdale Street Melbourne VIC 3000
Tel: 1300 299 377 Fax: 07 5592 0900
Email: contracts@atrealty.com.au

Member of REIV

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STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address 477 Gurdies St Helier Road, Woodleigh, VIC, 3945

Including suburb or
locality and postcode

Indicative selling price

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

Single price 650,000 or range between _____ & _____

Median sale price

Median price \$442,000 Property Type House & Acreage Suburb or Locality Woodleigh
Period - From 01/07/2018 to 30/06/2019 Source Pricefinder

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.

Address of comparable property

Price

Date of sale

1	\$	
2	\$	
3	\$	

OR

B* 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: 19/09/2019