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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

31 KLANDY DRIVE KALKALLO

### 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 \$410,000 \$450,000

### Median sale price

Median price \$582,500 \*House X \*Unit Suburb KALKALLO

Period - From OCTOBER 2018 to CURRENT Source CORELOGIC RP DATA

### Comparable property sales

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The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.