

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

<b>Address</b> Including suburb and postcode	1/17-21 Jesson Crescent Dandenong, 3175
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### Indicative selling price

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

Range between	\$580,000 & \$630,000
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### Median sale price

Median price	\$410,000	Property Type	UNIT/TOWNHOUSE	Suburb	DANDENONG
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Period - From	01-Dec-2021	to	30-Nov-2022	Source	CORELOGIC RP DATA
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### 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
1	10 Seely Street Dandenong VIC 3175	\$610,000	03-Nov-2022
2	31 Everitt Street Dandenong VIC 3175	\$645,000	04-Sep-2022
3	10 Jacks Place Dandenong VIC 3175	\$600,000	09-Sep-2022

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