

# 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 3 Government Rd Rye 3941

### Indicative selling price

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

Single price \$ 760,000

or range between \$

&

\$

### Median sale price

(\*Delete house or unit as applicable)

Median price \$ 670,000

\*House ☒

\*Unit ☐

Suburb Rye 3941

Period - From June 2018

to May 2019

Source Corelogic

### Comparable property sales

A\* 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. 7 Sheila St Rye 3941	\$ 670,000	21/6/2019
2. 41 Government Rd Rye 3941	\$ 680,000	18/2/2019
3. 10 Government Rd Rye 3941	\$ 850,000	30/4/2019