
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 23 Angela Drive, Hoppers Crossing

Indicative selling price

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

Single price \$ or range between \$499,000 \$545,000

Median sale price

(*Delete house or unit as applicable)

Median price \$555,000 *House ☒ *Unit ☐ Suburb Hoppers Crossing

Period - From JULY 2018 to JAN 18 Source CORELOGIC.COM.AU

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
24 Harris Avenue, Hoppers Crossing	\$525,000	24 July 2018
193 Morris Road, Hoppers Crossing	\$520,000	23 Oct 2018
189 Morris Road, Hoppers Crossing	\$520,000	22 Aug 2018

Property data source: Corelogic.com.au. Generated on 21st January 2019.