

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

5/1 Lock Street, Airport West 3042

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

or range between

\$400,000

&

\$430,000

Median sale price

Median price

\$535,000

*House

*unit

x

Suburb
or locality

Airport West

Period - From

August 2016

to

July 2017

Source

Core Logic RP Data

Comparable property sales

A These are the two 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. 3/115 McNamara Ave, Airport West	\$450,000	13/5/17
2. 4/6 Etzel St, Airport West	\$440,000	28/6/17

B 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.