

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode

39 PEPPERCORN WAY, SERPENTINE, VIC 3517

### Indicative selling price

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

Price Range: \$130,000 to \$142,000

### Median sale price

Median price

\$162,500

House

X

Unit

Suburb

SERPENTINE

Period

01 October 2017 to 31 March 2018

Source

  
pricefinder

### Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.