Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address Including suburb and postcode 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 \$660,000 & \$690,000 Median sale price (*Delete house or unit as applicable) Median Price \$610,000 Property type House Suburb Broadmeadows	erty offered for sale	for sale					
For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable) Single Price or range between \$660,000 & \$690,000 Median sale price (*Delete house or unit as applicable)	cluding suburb and	rb and 1 REGINALD CO	1 REGINALD COURT BROADMEADOWS VIC 3047				
Median sale price (*Delete house or unit as applicable)	•	•	gov.au/underquoting (*E	Delete single price	e or range as	applicable)	
(*Delete house or unit as applicable)	Single Price	: Price		\$660,000	&	\$690,000	
Median Price \$610,000 Property type House Suburb Broadmeadows	-						
	Median Price	n Price \$610,000	Property type	House	Se Suburb Broadmeadows		
Period-from 01 Feb 2022 to 31 Jan 2023 Source Corelogic	Period-from	d-from 01 Feb 2022	to 31 Jan 2023	Source	Corelogic		
Comparable property sales (*Delete A or B below as applicable) A* These are the three properties sold within two kilometres of the property for sale in the last 6 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	These are the three p estate agent or agent'	ne three properties sold within or agent's representative cou	property for sale in parable to the pro	operty for sal	e.		
OR							

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 6 months.

This Statement of Information was prepared on: 09 February 2023



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