

## STATEMENT OF INFORMATION

### Internet advertising for single residential property located within or outside the Melbourne metropolitan area

#### Sections 47AF of the *Estate Agents Act 1980*

#### 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 \$480,000 & \$505,000

#### Median sale price

(\*Delete house or unit as applicable)

Median price \$415,000 \*House ☒ \*unit ☐ Suburb or locality CORINELLA

Period - From 01/0/2017 to 31/12/2017 Source Pricefinder

#### Comparable property sales (\*Delete A or B below as applicable)

A\* These are the three properties sold within two kilometres/five kilometres\* of the property for sale in the last last six months/18 months\* that the estate agent or agent's representative considers to be most comparable to the property for sale. (\*Delete as applicable)

Address of comparable property	Price	Date of sale
1 23 Wetherall Drive Corinella Vic 3984	\$470,000	08/08/2017
2 12 Arlington Crt Corinella Vic 3984	\$465,000	21/07/2017
3 2 Arlington Crt Corinella Vic 3984	\$437,500	06/03/2017

OR

~~B\* Either 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\*.~~  
~~Or 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\*.~~

(\*Delete as applicable)