Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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18 PANORAMA DRIVE HILLSIDE VIC 3037						
e see consumer.vi	c.gov.au	ı/underquoting (Delete singl	e price	e or range a	s applicable)
		or range between	\$520,00	\$520,000		\$560,000
plicable)						
\$765,000	Property type Hou		House		Suburb	Hillside
01 Jun 2023	to	to 31 May 2024 S		ource	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						
	18 PANORAM e see consumer.vi plicable) \$765,000 01 Jun 2023 cales (*Delete A	e see consumer.vic.gov.au plicable) \$765,000 Prop 01 Jun 2023 to cales (*Delete A or B to properties sold within two- nt's representative consider	e see consumer.vic.gov.au/underquoting (* or range between plicable) \$765,000 Property type 01 Jun 2023 to 31 May 2024 cales (*Delete A or B below as appliproperties sold within two kilometres of the out's representative considers to be most continuous and the continuous an	e see consumer.vic.gov.au/underquoting (*Delete single or range between \$520,00 or plicable) \$765,000 Property type House 01 Jun 2023 to 31 May 2024 Sociales (*Delete A or B below as applicable) properties sold within two kilometres of the property for the representative considers to be most comparable to	e see consumer.vic.gov.au/underquoting (*Delete single price or range between \$520,000 plicable) \$765,000 Property type House 01 Jun 2023 to 31 May 2024 Source sales (*Delete A or B below as applicable) properties sold within two kilometres of the property for sale in the representative considers to be most comparable to the price of the property for sale in the representative considers to be most comparable to the price of the property for sale in the property	e see consumer.vic.gov.au/underquoting (*Delete single price or range a or range between \$520,000 & plicable) \$765,000 Property type House Suburb 01 Jun 2023 to 31 May 2024 Source cales (*Delete A or B below as applicable) properties sold within two kilometres of the property for sale in the last 6-th's representative considers to be most comparable to the property for sale

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: 07 June 2024



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