

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address	4/474 D. L. D.	1.11.1.0	11 11 11 10 112	2004	
Including suburb and postcode	1/174 Porter Ro	ad, Heidelberg	Heights Vic	3081	
Indicative selling price	ce				
For the meaning of this p	orice see consum	er.vic.gov.au/u	ınderquoting		
Range between \$800,	000	&	\$850,000	(3)	
Median sale price					
Median price \$660,00	00 House	Ur	nit X	Suburb	Heidelberg Heights
Period - From 01/01/2	018 to 31/	12/2018	Source	REIV	
Comparable property	sales (*Delete	A or B below	w as applica	able)	

A* These are the three 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			
2			
3			

OR

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.

A DEN



Account - Miles RE | P: 03 9497 3222 | F: 03 9499 4089



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Property offere	ed for sale						
Including subu	ddress 3/174 rb and stcode	Porter	Road, Heidel	berg Heig	hts Vic 3	081	
Indicative selli	ng price						
For the meaning	of this price se	e cons	umer.vic.gov	.au/under	quoting		
Single price	\$725,000						
Median sale pr	ice						
Median price	\$660,000	Hous	Se	Unit	Х	Suburb	Heidelberg Heights
Period - From	01/01/2018	to	31/12/2018		Source	REIV	
Comporable pr	onovtv ooloo	/*D - L-	to A ou D to		13	1.1.1	

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Indicative selling price	ce					
For the meaning of this p	orice see cor	nsumer.vic.gov	.au/under	quoting		
Range between \$850,	000	&	\$900	0,000		
Median sale price						
Median price \$660,00	00 He	use	Unit	X	Subu	Heidelberg Heights
Period - From 01/01/2	018 to	31/12/2018		Source	REIV	

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

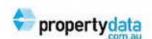
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