



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



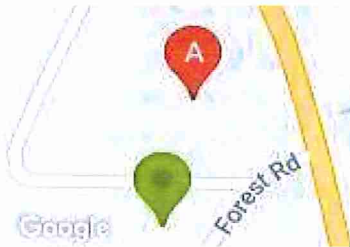
5 RIVERSIDE CRESCENT, FLOWERDALE, - -

Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquoting

Price Range: **\$300,000 to \$320,000**

MEDIAN SALE PRICE



FLOWERDALE, VIC, 3717

Suburb Median Sale Price (Vacant Land)

\$145,400

01 July 2022 to 31 December 2022

Provided by:

COMPARABLE PROPERTIES

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.



2751 WHITTLESEA-YEA RD, FLOWERDALE, VIC - -

Sale Price

\$300,000

Sale Date: 30/11/2022

Distance from Property: 122m

