

## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 22 A Chatsworth Avenue, Derrimut 3030

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

range between

\$ 330,000

&

\$ 360,000

### Median sale price

Median price \$ 530,000

House



Suburb

Derrimut

Period - From

January 2017

to

March 2017

Source

RPData corelogic.com.au

### Comparable property sales

Address of comparable property	Price	Date of sale
1. 13 Sheryn Street, Derrimut	\$360,000	21/11/2016
2	\$	
3	\$	

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.