

Statement of Information
Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Date Prepared: 30/11/2018

Property offered for sale

Address
Including suburb and
postcode 212/251 Ballarat Road, Braybrook

Indicative selling price

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

Single Price \$349,000

Median sale price

Median price \$537,500

Unit X

Suburb Braybrook

Period - From Nov 2017 to Nov 2018

Source Realestate.com.au

Comparable property sales

- 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.