

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

11 Summerhill Drive, Mildura Vic 3500

Indicative selling price

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

range between \$495,000

&

\$540,000

Median sale price

Median price \$415,000

Property type House

Suburb Mildura

Period - From 1 Jan 2022

to

31 Dec 2022

Source Corelogic

Comparable property sales

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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 4 Pollifrone Court, Mildura Vic 3500	\$535,000	25/03/2022
2 64 Montana Drive, Mildura Vic 3500	\$531,000	07/06/2022
3 5 Addison Court, Mildura Vic 3500	\$511,500	19/10/2022

This Statement of Information was prepared on: 10 December 2023