

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 13 Delta Street Kurunjang, VIC 3337

Indicative selling price

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

Single price N/A or range between \$479,000 & \$509,000

Median sale price

Median price \$406,000 *House ☒ *Unit ☐ Suburb Melton
Period - From Nov 2017 to Nov 2018 Source Core Logic / RP data

Comparable property sales

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
14 Kensei Street Kurunjang VIC 3337	\$550,000	01-Jun-18
18 Black Knight Way Kurunjang VIC 3337	\$532,500	24-Oct-18
4 Linda Place Kurunjang VIC 3337	\$530,000	11-Aug-18

Property data source: REIV propertydata.com.au. Generated on 05/12/18.