
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

10 Hopkins Pass Pakenham VIC 3810

Indicative selling price

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

\$410,000

&

\$450,000

Median sale price

Median price

\$521,000

House

X

Unit

Suburb

Pakenham

Period - From

01 Feb 18

to

31 Jan 19

Source

CoreLogic

Comparable property sales

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
6 Macalister Place Pakenham VIC 3810	\$445,000	28 Oct 18
37 Park Orchard Drive Pakenham VIC 3810	\$440,000	19 Nov 18
90 Henry Road Pakenham VIC 3810	\$430,000	07 Dec 18

Property data source: CoreLogic Generated on 5th February 2019