

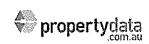
Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Section 47AF of	the Estate Ag	ents Act 1980
Property offered for sale		
Address Including suburb and postcode 2/114 Ford Street, Ivanhoe Vic 3079		
Indicative selling price		
For the meaning of this price see consumer.vic.gov.au/underquoting		
Range between \$980,000 & \$1,000,000		
Median sale price		
Median price \$798,780 House Unit X	Suburb Iva	anhoe
Period - From 01/01/2017 to 31/12/2017 Source REIV	ı	
Comparable property sales (*Delete A or B below as applicable)		
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
1		
2		
3		
OR	A. A	
B* The estate agent or agent's representative reasonably believes that properties were sold within two kilometres of the property for sale	t fewer than thre in the last six mo	e comparable onths.





Account - Miles RE | P: 03 9497 3222 | F: 03 9499 4089