

## 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 25 Rudolph Street, Hoppers Crossing 3029

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$\* or range between \$580,000 & \$620,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$535,600 \*House x \*Unit Suburb Hoppers Crossing

Period - From February 2018 to August 2018 Source Corelogic.com.au

### 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) 40 Branton Road, Hoppers Crossing	\$590,000	25-05-18
2) 10 Baden Drive, Hoppers Crossing	\$625,000	14-07-18
3)		

Property data source: Corelogic.com.au. Generated on the 14th August 2018.