## Statement of Information

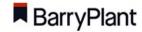
Property offered for sale

## Single residential property located in the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Addres Including suburb an postcod		urb and	17 Willi	am R	oad, Lilydal	∍ Vic 3	3140				
Indicative selling price											
For the meaning of this price see consumer.vic.gov.au/underquoting											
Single price \$899,950											
Median sale price											
Media	ın price	\$615,00	00	Pro	operty Type	Vaca	ant land		Suburb	Lilydale	
Period	- From	20/07/2	021	to	19/07/2022	)22		ource	REIV		
Comparable property sales (*Delete A or B below as applicable)											
,	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									Pı	rice	Date of sale
1											
2											
3											
OR											
	The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.										
This Statement of Information was prepared on:								on:	20/07/2022 14:02		









Property Type: Land Land Size: 6318 sqm approx

Agent Comments

Indicative Selling Price \$899,950 Median Land Price 20/07/2021 - 19/07/2022: \$615,000

## Comparable Properties

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

**Account** - Barry Plant | P: 03 9735 3300 | F: 03 9735 3122



