

STATEMENT OF INFORMATION

Single residential property located outside Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

12 Koala Court, Smythes Creek, VIC 3351

Indicative selling price

\$ 675,000 - \$725,000

Range between

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

Median sale price

Median price
\$ 250,000

House

*Delete house or unit as applicable

Suburb
SMYTHES CREEK

Period from
28/02/2018

Period to
28/08/2019

Source
Core Logic

Comparable property sales

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.