

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 5 DELANY LANE CRAIGIEBURN

Indicative selling price

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

Single price \$650,000

or range between \$

\$

Median sale price

Median price \$542,500

*House X

*Unit

Suburb CRAIGIEBURN

Period - From APRIL 2018

to CURRENT

Source CORELOGIC RP DATA

Comparable property sales

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
17 HOLMAN AVENUE CRAIGIEBURN – 0.28KM	\$594,000	24/2/2018
92 MAREEBA WAY CRAIGIEBURN – 0.54KM	\$601,000	24/3/2018
304 WATERVIEW BOULEVARD CRAIGIEBURN - 0.38KM	\$632,000	30/6/2018

Property data source: CORELOGIC RP DATA. Generated on 10TH OF SEPTEMBER 2018.