# Chisholm&Gamon

# 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 postcode

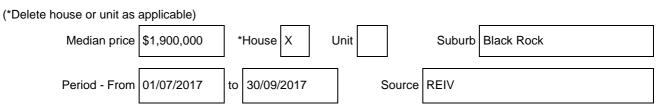
Including suburb and 33 Seaview Crescent, Black Rock

## Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (\*Delete single price or range as applicable)

Single price	\$*	or range between	\$2,300,000	&	\$2,400,000

#### Median sale price



#### 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 13 Love Street, Black Rock	\$2,176,000	28/10/2017
2 20 Ebden Avenue, Black Rock	\$2,525,000	23/09/2017
3 31 Third Street, Black Rock	\$2,520,000	03/06/2017

#### OR

**B**\* 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.