

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

210/48 Oleander Drive Mill Park VIC 3082

Indicative selling price

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

Single Price

\$369,500

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$470,000

Property type

Unit

Suburb

Mill Park

Period-from

01 Nov 2019

to

31 Oct 2020

Source

Corelogic

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 6 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

105/48 Oleander Drive Mill Park VIC 3082	\$370,000	22-Jun-20
208/40 Bush Boulevard Mill Park VIC 3082	\$355,000	29-May-20

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 6 months.

This Statement of Information was prepared on: 16 November 2020



105/48 Oleander Drive Mill Park VIC 3082 Sold Price **\$370,000** Sold Date **22-Jun-20**

 2  2  1

Distance -



208/40 Bush Boulevard Mill Park VIC 3082 Sold Price **\$355,000** Sold Date **29-May-20**

 2  2  1

Distance **0.1km**

RS = Recent sale **UN** = Undisclosed Sale

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