

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

3 Trumpington Terrace, Attwood VIC 3049

Indicative selling price

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

Single price \$* or range between \$750,000 \$800,000

Median sale price

Median price \$715,000 *House X *Unit Suburb Attwood, VIC

Period - From Dec - 2017 to Apr - 2018 Source Realestate.com.au

Comparable property sales

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. 21 Threadneedle Street, Attwood VIC	\$795,000	22/03/2018
2. 69 Alanbrae Terrace, Attwood VIC	\$795,000	22/02/2018
3. 61 Alanbrae Terrace, Attwood VIC	\$762,500	03/12/2017

Property data source: Realestate.com.au Generated on 10th April 2018.