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**STATEMENT OF INFORMATION****Single residential property located  
in the Melbourne metropolitan area.**

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**Sections 47AF of the *Estate Agents Act 1980*****Property offered for sale**

Address  
Including suburb and  
postcode

5 MIDDLESBOROUGH DRIVE CRAIGIEBURN

**Indicative selling price**

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

Single price  or range between  \$669,000  \$699,000

**Median sale price**

Median price  \$550,000 \*House ☒ \*Land ☐ Suburb  CRAIGIEBURN

Period - From  NOVEMBER 2018 to  CURRENT Source  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
2 Blairgowrie Drive Craigieburn – 1.97Km	\$670,000	15/09/2018
70 Hyde Park Avenue Craigieburn – 0.09km	\$670,000	18/12/2018
39 Brickwood Circuit Craigieburn – 1.41km	\$685,000	15/01/2019

Property data source: REIV [propertydata.com.au](http://propertydata.com.au). Generated on 13<sup>th</sup> March 2019.

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