

## 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 1/71-73 Station Road, Deer Park, 3023

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

range between

\$ 330,000

&

\$ 360,000

### Median sale price

Median price \$ 341,250

Unit

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Suburb Deer Park

Period - From 01/07/2016 to 30/06/2017

Source REIV propertydata.com.au

### Comparable property sales

Address of comparable property	Price	Date of sale
1. 44 Clairview Road, Deer Park, 3023	\$383,500	31/03/2017
2.	\$	
3.	\$	

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.

Property data source: REIV propertydata.com.au

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