
STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

Lot 95 Wakeful Crescent, Drouin 3818

Indicative selling price

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

\$204,215

Median sale price

Median price	\$455,000	House	☒	Suburb or locality	Drouin 3818
Period - From	Oct 2018	to	Oct 2017	Source	REA.com.au

Comparable property sales

B:

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.