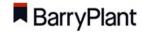
## Statement of Information

## Single residential property located outside the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Property offered for sale								
	Address uding suburb or y and postcode	Bond La	ne, Gembrook Vic	: 3783				
Indicative selling price								
For the meaning of this price see consumer.vic.gov.au/underquoting								
Range	s between \$1,300,000	&	\$1,430,000					
Median sale price								
Media	an price \$975,000	P	roperty Type Hou	se	Sı	uburb	Gembrook	
Period	d - From 01/10/2020	to	31/12/2020	Sou	urceRI	EIV		
Comparable property sales (*Delete A or B below as applicable)								
<b>A</b> *	These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.							
Address of comparable property						Pr	ice	Date of sale
1								
2								
3								
OR								
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 eighteen months.							
	Thi	s Stater	ment of Information	n was nrens	ared on	. $ egin{array}{c} $	02/02/20	21 00:55









Property Type: House (Previou Occupied - Detached)

Land Size: 4000 sqm approx

**Agent Comments** 

Indicative Selling Price \$1,300,000 - \$1,430,000 Median House Price December quarter 2020: \$975,000

## Comparable Properties

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 eighteen months.

**Account** - Barry Plant | P: 03 5968 4522



