

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 Unit 1/ 1-3 Stratheden Court, Sydenham 3037

Indicative selling price

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

range between \$570,000 & \$610,000

Median sale price

Median price \$422,000 Unit X Suburb Sydenham
Period - From 1 Mar 2018 - to 28 Feb 2019 Source CoreLogic

Comparable property sales

B 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.