

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

<b>Address</b> Including suburb and postcode	5 Grenaroff Walk Lyndhurst, 3975
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### Indicative selling price

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

Range between	\$585,000 & \$630,000
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### Median sale price

Median price	NOT PROVIDED	Property Type	TOWNHOUSE	Suburb	LYNDHURST
Period - From	02-May-2022	to	01-May-2023	Source	realestate.com.au

### Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold (NO CRITERIA PROVIDED).

This statement of information was prepared on 28-Aug-2023 at 3:55:29 PM EST