

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 2/3 Holland Court Trafalgar

Indicative selling price

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

\$260,000

&

\$286,000

Median sale price

Median price \$N/A

Unit

X

Suburb or
locality

Trafalgar

Period - From Feb 2017

to Jan 2018

Source REIV propertydata.com.au

Important advice about the median sale price: The median sale price is provided to comply with section 47AF (2)(b) of the Estate Agents Act 1980. The median selling price for a residential property sold in the same suburb or locality in which the property offered for sale is located has been calculated on the sale prices of 2 residential properties sold during the period specified by the section. Because of the small number of sales, the median selling price is unlikely to be meaningful statistically and should be considered accordingly.

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.