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## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### UNIT Offered for Sale

105/1 Foundry Road Sunshine VIC 3020

2 1 1

### Indicative Selling Price

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

Single Price \$350,000

### Median Sale Price

\$352,500 Units in Sunshine between 01 Sep 2017 - 31 Aug 2018

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**109/1 Foundry Road Sunshine VIC 3020**

2 2 1

Sold Price

**\$391,000**

Sold Date

**23-May-18**

Distance

-



**517/1 Foundry Road Sunshine VIC 3020**

2 1 1

Sold Price

**\$360,000**

Sold Date

**24-Jun-18**

Distance

-



**706/1 Foundry Road Sunshine VIC 3020**

2 1 1

Sold Price

**\$385,000**

Sold Date

**01-Apr-18**

Distance

-

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