

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
Including suburb and
postcode

4 Thamballina Road Clifton Springs VIC 3222

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

_____ or range between \$580,000 & \$610,000

Median sale price

(*Delete house or unit as applicable)

Median Price	\$495,000	Property type	House	Suburb	Clifton Springs
Period-from	01 Sep 2019	to	2 Sep 2020	Source	Realestate.com.au

Comparable property sales (*Delete A or B below as applicable)

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 18 months.

This Statement of Information was prepared on: 10 September 2020