

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

### Section 47AF of the Estate Agents Act 1980

#### Property offered for sale

Address  
Including suburb and  
postcode

10 Romilly Crescent, Mulgrave Vic 3170

#### Indicative selling price

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

Single price

\$835,000

#### Median sale price

Median price

\$863,000

House

X

Unit

Suburb

Mulgrave

Period - From

01/01/2018

to

31/03/2018

Source

REIV

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

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

	Address of comparable property	Price	Date of sale
1	1 Dana Ct MULGRAVE 3170	\$850,000	13/12/2017
2	55 Anora Cr MULGRAVE 3170	\$845,000	15/01/2018
3	19 Suemar St MULGRAVE 3170	\$842,000	10/02/2018

OR

**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.