

## 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

1/30 Camperdown Avenue, Sunshine North Vic 3020

## Indicative selling price

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

Range between \$375,000

&amp;

\$412,500

## Median sale price

Median price \$665,500

House

X

Suburb

Sunshine North

Period - From 01/01/2017

to

31/03/2017

Source REIV

## Comparable property sales

These are the three properties sold within two 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.

Address of comparable property	Price	Date of sale
1/4-6 Burnewang St ALBION 3020	\$445,000	21/04/2017
1/7-11 Cowra Av ST ALBANS 3021	\$415,000	22/12/2016
3/71 Cary St SUNSHINE NORTH 3020	\$367,500	17/03/2017

## Statement of Information

## Single residential property located in the Melbourne metropolitan area

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## Property offered for sale

Address  
Including suburb and  
postcode

3/30 Camperdown Avenue, Sunshine North Vic 3020

## Indicative selling price

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

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