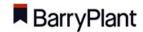
Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Prope	rty offer	ed for s	sale												
Inclu	ding sub	Address urb and ostcode	1/23 Ma	ahone	eys Ro	ad, Ro	eservo	oir Vic 30	73						
Indica	tive sell	ing pric	e												
For the	meaning	of this p	orice see	e con	sumer.	vic.gc	ov.au/	underqu	oting						
Range between \$600,000						&		\$650,000							
Media	n sale p	rice													
Med	ian price	\$644,50	00	Pro	operty	Туре	Unit			Sul	ourb	Reservoir			
Period - From 01/01/2022				to	o 31/03/2022			S	ource	RE	IV				
Comp	arable p	roperty	sales	(*De	lete A	or B	belo	w as ap	plica	ble))				
A*	months		estate a							•	•	ty for sale i most com			
Addre	Address of comparable property											ice	Dat	e of sale	
1															
2															
3															
OR															
В*	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.														
		This Statement of Information was prepared on:										07/06/2022 13:12			









Indicative Selling Price \$600,000 - \$650,000 Median Unit Price March quarter 2022: \$644,500

Comparable Properties

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. There are no other comparable sales for a similar property within a 2km radius.

Account - Barry Plant | P: 03 94605066 | F: 03 94605100



