

Date: 21-4-18

## Statement of Information

# Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



### Property offered for sale

Address  
Including postcode 21a Cameron Road, Croydon 3136

### Indicative selling price

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

Range between \$660,000 & \$710,000

### Median sale price

Median price \$815,000 House ☒ Unit ☐ Suburb or locality Croydon  
Period - From 1/1/18 to 31/3/18 Source REIV

### Comparable property sales

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
5/30-32 Jackson Street, Croydon	\$701,000	11/3/18
5/298 Maroondah Highway, Croydon	\$690,000	13/3/18
2/31 Oaktree Road, Croydon	\$635,000	27/4/18