

## STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED  
WITHIN OR OUTSIDE THE MELBOURNE  
METROPOLITAN AREA

**Sections 47AF of the Estate Agents Act  
1980**

PROPERTY OFFERED FOR SALE

**12 Timarron Court, Langwarrin Vic 3910**

## INDICATIVE SELLING PRICE

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

**\$2,550,000**

## COMPARABLE PROPERTY SALES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometers of the property for sale in the last six months.


