

Statement of Information
**Single residential property located outside the
 Melbourne metropolitan area**

DATE:

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
 Including suburb or locality and postcode

136A/35 Mountjoy Parade, Lorne Vic 3232

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price or range between \$* & \$

Median sale price

(*Delete house or unit as applicable)

Median price *House *Unit x Suburb or locality
 Period - From to Source

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

A*

Address of comparable property	Price	Date of sale
1	\$	
2	\$	
3	\$	

OR there has been less than 3 sales in last 18 months.

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

