## **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  Address Jo Hilltop Way, Gisborne, VIC 3437									
Indicative selling price									
For the meaning of this price see consumer.vic.gov.au/underquoting									
Price Range	\$700,000			&	\$750,000				
Median sale price									
Median price	\$990,000		Property Type Hous		e	Suburb	Gisborne (3437)		
Period - From	01/09/2	2024 t	0	31/08/2025 S	ource	realestate.com			
Comparable property sales									
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.								
-	The estat	te agent o							

This Statement of Information was prepared on: 23/09/2025