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			
Indicative selling price			
For the meaning of this price see consumer.vic.gov.au/underquoting			
Range between \$540,000	& \$590	,000	
Median sale price*			
Median price	Property Type	Suburb Millgrove	
Period - From	to	Source	
Comparable property sales (*Delete A or B below as applicable)			
A* These are the three properties sold within two kilometres of the property for sale in the last sixmonths 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
1			
2			
3			
OR			
B* 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 S	orepared on: 13/08/2	13/08/2025 10:23	
* When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.			





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> Indicative Selling Price \$540,000 - \$590,000 No median price available





Property Type: Land **Land Size:** 3797 sqm approx

Agent Comments

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.

Account - Property Partners in Real Estate | P: 0429888367



