

## **Statement of Information**

(Sections 47AF of the Estate Agents Act 1980)

	<u> </u>	_ =_		
Private/	/ Auction Sale	Total Area	<u>.</u>	
ndicative Selling Price <sup>^</sup> :				
	or range betwe	en \$	& \$	
Payment Terms:				
Council Rates:				
Owners Corporation Fee:				
Nater Rates:				
ear Built:				
Rental (\$):				
Lease End Date: (if applicable)				
Property Fixtures: & Fittings				
Building Facilities: if applicable)				
Local Amenities				
Recreation:				
Shops:				
Educational institution:				
Others:				
Fc	or more information	on, please contact	<del>.</del>	
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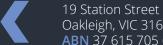




## Median Sale Price<sup>^</sup>

Median Price \$ House Unit Sul	burb or locality
Period - From to Sour	rce^^: PriceFinder RP Data

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## Comparable Property Sales<sup>^</sup>

A. These are the three properties sold within  two kilometres or  five kilometres of the property for sale in the last  6 months or  18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.		
most com	parable to the property for sale.	
OR		
B. Either	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 6 months.	
Or	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.	
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## DISCLAIMER:

^For the meaning of this term see consumer.vic.gov.au/underquoting

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