

Statement of Information **Raine&Horne**
Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

27 Newmarket Parade, Mickleham Vic 3064

Indicative selling price

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

range between

\$*620,000.00

&

\$660,000.00

Median sale price

(*Delete house or unit as applicable)

Median price \$425,000.00

*House

Suburb

Mickleham, VIC 3064

Period - From July 2016

to Jun 2017

Source Core Logic Rp-Data

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 six months 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	839 Gellibrand Drive, Mickleham	\$633,475	31 May 2017
2	5 Newmarket Parade, Mickleham	\$623,000	14 Mar 2017
	3116 Whiteleaf Drive (Waratah Estate), Mickleham	\$610,000	04 Jul 2017