

## STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR  
OUTSIDE THE MELBOURNE METROPOLITAN AREA

**Sections 47AF of the Estate Agents Act 1980**

---

PROPERTY OFFERED FOR SALE

**455 Police Road, Mulgrave, VIC 3170**

---

INDICATIVE SELLING PRICE

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single Price \$920,000**

---

MEDIAN SALE PRICE

**Median price \$835,000 | House | Mulgrave (3170)**

**Period - From 11 July 2016 to 11 July 2017 | Source - [www.realestate.com](http://www.realestate.com)**

---

COMPARABLE PROPERTY SALES

**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.**