

# Statement of Information

## 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 19 Brindabella Chase, Point Cook VIC 3030

### Indicative selling price

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

Single price \$ or range between \$880,000 & \$930,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$600,000 \*House ☒ \*Unit ☐ Suburb Point Cook VIC 3030

Period - From APR 17 to JUN 17 Source REIV

### 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 10 Beechwood Parade, Point Cook VIC 3030	\$960,000	JULY 17
2 10 Sunseeker Chase, Point Cook VIC 3030	\$913,000	JUN 17
3 1 Sanctuary Lakes East Boulevard, Point Cook VIC 3030	\$890,000	MAY 17

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.

