



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

6/34 Ann Street,  
DANDENONG 3175

Unit



2 beds



1 baths



1 parking

### Indicative selling price

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

**Range from \$310,000 -  
\$320,000**

### Median sale price

Median Unit for **DANDENONG** for period **Apr 2016 - Mar 2017**  
Sourced from **REIV**.

**\$350,000**

### Comparable property sales

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 the most comparable to the property for sale.

**5/45 Herbert Street,** Price **\$400,000** Sold 03 February 2017  
Dandenong 3175

**2/31 Ann Street,** Price **\$350,000** Sold 23 February 2017  
Dandenong 3175

**2/60 Cleeland Street,** Price **\$265,000** Sold 13 March 2017  
Dandenong 3175

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

### Contact agents

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