

Statement of Information

Multiple residential properties located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Blocks offered for sale

Address Including suburb and postcode	Lots 1-21 Collard Drive Diamond Creek, 3089
---	---

Indicative selling price

	Single price
Lot 8/ 21 Collard Drive Diamond Creek	\$470,000
Lot 9/ 21 Collard Drive Diamond Creek	\$470,000
Lot 10/ 21 Collard Drive Diamond Creek	\$490,000
Lot 13/ 21 Collard Drive Diamond Creek	\$490,000
Lot 16/ 21 Collard Drive Diamond Creek	\$490,000

Suburb house median sale price

Median price	\$730,000	Suburb	Diamond Creek
Period - From	1/4/17	To	30/6/17
Source	REIV		

	Address of comparable block	Price	Date of sale
Lots 8,9,10,13 & 16 Collard Drive Diamond Creek, 3089	1 Lot 19/ 21 Collard Drive Diamond Creek	\$490,000	15/08/2017
	2 Lot 14/21 Collard Drive Diamond Creek	\$480,000	12/09/2017
	3 Lot 12/21 Collard Drive Diamond Creek	\$470,000	23/06/2017