

# Statement of Information

## Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Indicative selling price

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

range between  &

### Median sale price

Median price  House

Suburb or locality

Period - From  to  Source

### Comparable property sales

**A** These are the three properties sold within five kilometres of the property for sale in the last 18 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
6 – 7 Champagne Court, Waurm Ponds	\$780,000	26/11/2016
1 McLaren Court, Waurm Ponds	\$800,000	22/08/2016
16 – 18 Grange Park Drive, Waurm Ponds	\$815,000	21/10/2016