

# 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 58 Mount Dandenong Road, Croydon, 3136

### 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)

range between

\$1,490,000

&

\$1,630,000

### Median sale price

(\*Delete house or unit as applicable)

Median price

\$810,000

House

X

Suburb

CROYDON

Period - From

01/04/2017

to

31/06/2017

Source

REIV

### Comparable property sales

- 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.