
STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

85 Chapman Street, Sunshine, VIC 3020

INDICATIVE SELLING PRICE

For the meaning of this price see consumer.vic.gov.au/underquoting

Range Between \$730,000 & \$750,000

MEDIAN SALE PRICE

Median price \$710,000 | House | Sunshine (3020)

Period - From 27 December 2016 to 27 June 2017 | Source - REIV

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 most comparable to the property for sale.

Address of Comparable Property	Price	Date of Sale
153 MORRIS ST, SUNSHINE VIC 3020	\$891,000	20/05/2017
30 CHAPMAN ST, SUNSHINE VIC 3020	\$890,000	25/02/2017
74 BENJAMIN ST, SUNSHINE VIC 3020	\$794,000	25/02/2017