

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*

**PROPERTY OFFERED FOR SALE:**

**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)

Single price  or range between  &

**Median sale price**

(\*Delete house or unit as applicable)

Median price  \*House  \*unit  Suburb or locality   
Period - From  to  Source

**Comparable property sales (\*Delete A or B below as applicable)**

**A\*** These are the three properties sold within two kilometres/five kilometres\* of the property for sale in the last six months/18 months\* that the estate agent or agent's representative considers to be most comparable to the property for sale. (\*Delete as applicable)

Address of comparable property	Price	Date of sale
1 45 NORTHSIDE DRIVE WOLLERT 3750 612M2 APPROX	\$ 550,000	12/12/2017
2 4 ALTHORP STREET WOLLERT 3750 600M2 APPROX	\$ 490,000	15/11/2017
3 8 POPPYFIELD AVENUE WOLLERT 3750 543M2 APPROX	\$ 435,000	6/11/2017