

# Statement of Information

## Single residential property

### Sections 47AF of the Estate Agents Act 1980

#### Indicative selling price

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

Range between  &

#### Median sale price

Median price  Unit  Suburb or locality   
 Period - From  to  Source

**Important advice about the median sale price:** When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any), did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.

#### Comparable property sales

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
1 3/13 SPRINGFIELD DRIVE, MILDURA, VIC 3500	\$295,000	02/08/2017
2 654 ETIWANDA AVENUE, MILDURA, VIC 3500	\$295,000	14/09/2017
3 602 SAN MATEO AVENUE, MILDURA, VIC 3500	\$290,000	15/11/2017