

## Statement of information

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

Address: 185 Flinders Avenue, Lara

### 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 N/A or range between \$980,000 & \$1,100,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$450,000 \*House  \*Unit  Suburb Lara

Period -From August '17 to August '18 Source Realestate.com.au

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

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.