

# STATEMENT OF INFORMATION

FOR RESIDENTIAL PROPERTY LOCATED WITHIN OR OUTSIDE THE MELBOURNE  
METROPOLITAN AREA

**SECTIONS 47 AF OF THE ESTATE AGENTS ACT 1980**

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## PROPERTY OFFERED FOR SALE

Address Available on request

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## INDICATIVE SELLING PRICE

\$ 320,000 – 340,000

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## MEDIAN SELLING PRICE

\$ 321,000

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## COMPARABLE PROPERTY SALES

Shown are three properties sold within two kilometres of the given residence in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

Address of comparable property:	Price:	Date of Sale:
9/107 Princes Street Flemington	303,000	16/01/2019
12/60 Farnham Street Flemington	320,000	14/11/2018
5/95 Victoria Street Flemington	320,000	19/10/2018