

STATEMENT OF INFORMATION

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address including suburb and postcode

182 Clarendon Drive, Keysborough, VIC 3173

Indicative selling price

\$1,000,000 - \$1,100,000

Range between

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

Median sale price

Median price
\$ 763,000

House

*Delete house or unit as applicable

Suburb
KEYSBOROUGH

Period
23/09/2018 - 22/03/2019

Source
Price Finder

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



8 TURRAMURRA DRIVE
KEYSBOROUGH

4 2 2

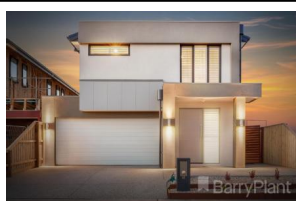
Agents Advice - Sale *\$1,139,000
Date Sold 22/10/2018
Land 531 sqm



83 CLARENDON DRIVE
KEYSBOROUGH

4 2 2

Normal Sale \$1,159,000
Date Sold 21/11/2018
Land 512 sqm



61 CHI AVENUE
KEYSBOROUGH

5 4 2

Normal Sale \$1,200,000
Date Sold 03/10/2018
Land 341 sqm