Statement of Information Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

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Address ourb and oostcode	11/16-20 Milton Street, Elwood, VIC 3184								
elling pi	rice								
g of this p	rice see	consu	imer.vic	.gov.a	u/underquoti	ng			
Single price				or range between		\$1,050,000		&	\$1,150,000
price									
\$665,00	00		Pro	perty ty	vpe Unit		Suburb	ELWOOD	
06/06/20)22	to	05/06/2	2023	Source	core_logic)		
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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

Ad	dress of comparable property	Price	Date of sale
1	5/17 Byrne Avenue Elwood Vic 3184	\$1,075,000	2023-05-29
2	4/99 Tennyson Street Elwood Vic 3184	\$1,200,000	2023-05-06
3	3f Vautier Street Elwood Vic 3184	\$1,060,000	2023-04-16

This Statement of Information was prepared on: 06/06/2023

