

## Statement of information

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

Address: 1-3/9 Chiller Court, Grovedale

### 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  or range between  &

### Median sale price

(\*Delete house or unit as applicable)

Median price  \*House  \*Unit  Suburb

Period -From  to  Source

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

**A\*** These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agents representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
2/71 Moruya Drive, Grovedale	\$430,000	2nd June 2018
2/17 Pethajohn Parade, Grovedale	\$433,000	4th December 2018
2/49 Bieske Road, Grovedale	\$465,000	11th April 2019