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Statement of Information

Single residential property located in the Melbourne metropolitan area

	Section 47AF of										f the Estate Agents Act 1980			
Property offer	ed for s	sale												
Address Including suburb and postcode		35/123 Main Road, Lower Plenty Vic 3093												
Indicative sell	ing pric	е												
For the meaning	of this p	orice see	cons	sum	er.vic.gov.	au/un	der	quoting						
Range between \$400,000			&			\$	\$440,000							
Median sale p	rice													
Median price	\$580,00	House		Uni	t	Х			Suburb		Lower Plenty			
Period - From	Period - From 01/07/2017				to 30/06/2018 Source RE					IV				
Comparable p	roperty	sales	(*De	lete	A or B b	elow	as	applica	ble))				
months		estate a											the last six- urable to the	
Address of comparable property										Pr	ice		Date of sale	
1														
2														
3														
OR														
B* The est	ate agen	nt or age	nt's r	epre	esentative	reaso	nab	ly believe	s th	at few	ver than t	hree	e comparable	

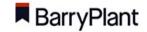
properties were sold within two kilometres of the property for sale in the last six months.

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Indicative Selling Price \$400,000 - \$440,000 **Median Unit Price** Year ending June 2018: \$580,000





Comparable Properties

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

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