

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*



Property offered for sale

Address

Indicative selling price

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

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Median sale price

Median price

House

Suburb

Period - From to

Source

Comparable property sales

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

	Address of comparable property	Price	Date of sale
1.	365 Baxter-Tooradin Road Langwarrin South, VIC, 3911	\$1,150,000	27/05/2017
2.	1 Woods Road Pearcedale, VIC, 3912	\$1,185,000	05/09/2017
3.	84 Highfield Drive Langwarrin South, VIC, 3911	\$1,210,000	22/05/2017