

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 18 Hornsey Park, Mildura 3500

Indicative selling price

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

Single price \$205,000 or range between \$* & \$

Median sale price

Median price \$350,000 Property type House Suburb Mildura

Period - From 1/6/2020 to 25/6/2021 Source PropTrack

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. 46 Eaglesham St, Mildura	\$210,000	25/3/21
2. 22 Keam Cres, Mildura	\$190,000	13/5/21
3. 8 Brian St, Mildura	\$200,000	28/1/21

This Statement of Information was prepared on: 21/7/21