

STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address Including suburb and postcode

Indicative selling price

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

or range between &

Median sale price

Median house price Suburb or locality
Period - From to Source

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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 5 Pollys Way, Mildura Vic 3500	\$345,000	02/10/2018
2 276 Sixteenth Street, Mildura Vic 3500	\$345,000	22/02/2019
3 34 Oasis Boulevard, Mildura Vic 3500	\$350,000	05/02/2019