



STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

14/9 PASCOE STREET, Pascoe Vale, VIC 3044

INDICATIVE SELLING PRICE

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

Single Price \$400,000

MEDIAN SALE PRICE

Median price \$585,000 | Unit | Pascoe Vale (3044)

Period - From 14 November 2017 to 13 February 2018 | Source - Propertydata

COMPARABLE PROPERTY SALES

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
11/7 PASCOE STREET, PASCOE VALE VIC 3044	\$416,000	27/11/2017
5/9 PASCOE STREET, PASCOE VALE VIC 3044	\$340,000	19/10/2017
409/15 PASCOE STREET, PASCOE VALE VIC 3044	\$435,000	10/09/2017