

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

18 Oxley Street, Sunbury, VIC 3429

INDICATIVE SELLING PRICE

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

Range Between \$340,000 & \$350,000

MEDIAN SALE PRICE

Median price \$410,000 | House | Sunbury (3429)

Period - From 1 March 2016 to 31 March 2017 | Source - Core Logic

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
13 DARWIN ST, SUNBURY VIC 3429	\$355,000	24/03/2017
5 HUME ST, SUNBURY VIC 3429	\$353,000	11/03/2017
1 OXLEY ST, SUNBURY VIC 3429	\$352,000	16/01/2017