



STATEMENT OF INFORMATION

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

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

710/17 Singers Lane, Melbourne, VIC 3000

INDICATIVE SELLING PRICE

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

Range Between \$320,000 & \$350,000

MEDIAN SALE PRICE

Median price \$450,000 | Unit | Melbourne (3000)

Period - From 11 June 2018 to 21 June 2018 | Source - www.realestate.com.au

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 |
|--|------------------|-------------------|
| 819/17 SINGERS LANE, MELBOURNE VIC 3000 | \$325,000 | 15/12/2017 |
| 414/17 SINGERS LANE, MELBOURNE VIC 3000 | \$312,000 | 09/02/2018 |
| 2611/350 WILLIAM STREET, MELBOURNE VIC 3000 | \$338,000 | 23/03/2018 |