



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

21 Cherrington Avenue, Officer, VIC 3809

INDICATIVE SELLING PRICE

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

Range Between \$480,000 & \$500,000

MEDIAN SALE PRICE

Median price \$550,000 | House | Officer (3809)

Period - From 1 June 2018 to 31 July 2018 | Source - rpdata

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
2 MOORCROFT TERRACE, OFFICER VIC 3809	\$502,500	10/10/2018
16 MOORCROFT TERRACE, OFFICER VIC 3809	\$490,000	07/05/2018
5 GLEESON WAY, OFFICER VIC 3809	\$485,000	20/08/2018