
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

51 Miles Franklin Boulevard, Point Cook, VIC 3030

INDICATIVE SELLING PRICE

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

Range Between \$650,000 & \$710,000

MEDIAN SALE PRICE

Median price \$550,000 | House | Point Cook (3030)

Period - From 12 September 2017 to 12 February 2018 | Source - 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
48 ROWLAND DRIVE, POINT COOK VIC 3030	\$697,000	10/02/2018
20 WEST CORNHILL WAY, POINT COOK VIC 3030	\$650,000	16/12/2017
63 LANCASTER DRIVE, POINT COOK VIC 3030	\$675,000	03/02/2018