

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

*Section 47AF of the Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 2/25 Marklin Street, Cranbourne, VIC 3977

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price Range

\$530,000

&

\$570,000

### Median sale price

Median price

\$510,000

Property Type

House

Suburb

Cranbourne (3977)

Period - From

01/09/2019

to

29/09/2020

Source

Realestate.com.au

### Comparable property sales

**B**

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on: 18/01/2021