

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property Offered for Sale: 8 Goldsmith Street Elwood

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting
(*Delete single price or range as applicable)

\$1,280,000 - \$1,408,000

Median House Sale Price

\$1,801,000

Suburb or Locality

Elwood

Period From

August 2016 – July 2017 (Source: CoreLogic)

Comparable property sales

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