

STATEMENT OF INFORMATION Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

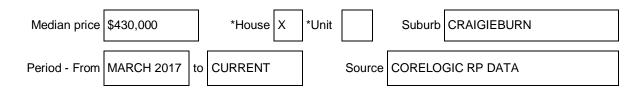
5 MOLLAND COURT CRAIGIEBURN

Indicative selling price

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

Single price	or range between	\$490,000	\$539,000	

Median sale price



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 HARTLAND COURT CRAIGIEBURN40KM	\$500,000	21/3/2017
168 HOTHLYN DRIVE CRAIGIEBURN51KM	\$523,000	10/7/2017
2 SALCOMBE COURT CRAIGIEBURN23KM	\$530,000	25/2/2017

Property data source: CORELOGIC RP DATA. Generated on 6th July 2017.