



statement of information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Indicative selling price

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

Range between &

Median sale price

Median price *House *unit
Suburb or locality
Period - From to Source

Comparable property sales

These are the three properties sold within two kilometres/five kilometres* of the property for sale in the last six months/18 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
74 Fortescue Avenue Seaford	\$1,100,000	03/03/17
42 Mitchell Street Seaford	\$1,050,000	24/06/17
23 Riviera Street Seaford	\$1,130,000	30/01/17

Sherrie and Kieren, your local agents – 0419 001 773 / 0421 459 973