

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode

158B Princes Highway, Norlane

Indicative selling price

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

Single price \$* or range between \$269,000 & \$295,000

Median sale price

Median price \$269,000 *House *Unit Suburb or locality NORLANE

Period - From 1/03/2017 to 2/9/2017 Source REIV

Comparable property sales

A* These are the three properties sold within five kilometres of the property for sale in the last 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
1 3B Waverley Street, Norlane	\$305,000	6/08/2017
2 1B Yooringa Avenue, Norlane	\$310,000	1/07/2017
3 94B Bellbird Avenue, Norlane	\$295,000	14/03/2017