

## STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address: 8 Mill Road, Oakleigh

### Indicative Selling Price

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

Range between: \$760,000 & \$810,000

### Median Suburb Price

Median price: \$1,047,500 House Suburb: Oakleigh

Period – From: 01 July 2016 to 30 June 2017 Source: PriceFinder

### Comparable Properties:

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.

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 6 months.

14/09/2017