

## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

34 Britannia Way, Lilydale

### Indicative selling price

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

\$700,000

&

\$770,000

### Median sale price

Median price

\$737,750

\*House

X

\*Unit

Suburb

LILYDALE, 3140

Period - From

Apr 17

to

Jun 17

Source

[REIV propertydata.com.au](http://REIV.propertydata.com.au)

### 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
14 Dalray Place Lilydale	\$731,500	29/06/2017
12 Clearwater Drive Lilydale	\$741,000	04/07/2017
17 Summit Road Lilydale	\$780,000	16/05/2017

Property data source: [REIV propertydata.com.au](http://REIV.propertydata.com.au). Generated on 30 April 2017.