

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 4/763 Nepean Highway, Mornington 3931

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 \$ 330,000 & \$ 360,000

Median sale price

(*Delete house or unit as applicable)

Median price \$ 600,000 *House *Unit X Suburb Mornington

Period - From January 2018 to July 2018 Source RP Data

Comparable property sales (*Delete A or B below as applicable)

B* 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 six months.