

## 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

Property address: 29 Aviation Drive, Mount Duneed VIC 3217

### Indicative selling price:

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

\*Delete single price or range as applicable

Single Price

or range between

\$520,000

&

\$550,000

### Median sale price:

(\*Delete house or unit as applicable)

Median Price

\$532,000

House

Suburb  
or locality

Mount Duneed

Period - From

01/01/2018

to

01/05/2018

Source

Pricefinder

### 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 SALES
16 Accord Street, Mount Duneed	\$505,500	10/02/2018
19 Cornell Avenue, Mount Duneed	\$510,000	12/04/2018
22 Boeing Street, Mount Duneed	\$585,000	03/05/2018

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