



STATEMENT OF INFORMATION

Single residential property located within or outside the Melbourne Metropolitan area.

Sections 47 AF of the Estate Agents Act 1980

Property Offered For Sale: 66 Denhams Rd, Lang Lang

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price or range between &

Median sale price

Median price House Unit

Suburb Or locality

Period – From to Source

Comparable property sales

A*

These are 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 Properties	Price	Date of Sale
34 Charles St, Koo wee rup	\$499,000	06/07/18
284 Rossiter Rd, Koo wee rup	\$530,000	20/08/18
4 Cory Court, Koo wee rup	\$507,000	24/07/18

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*.~~