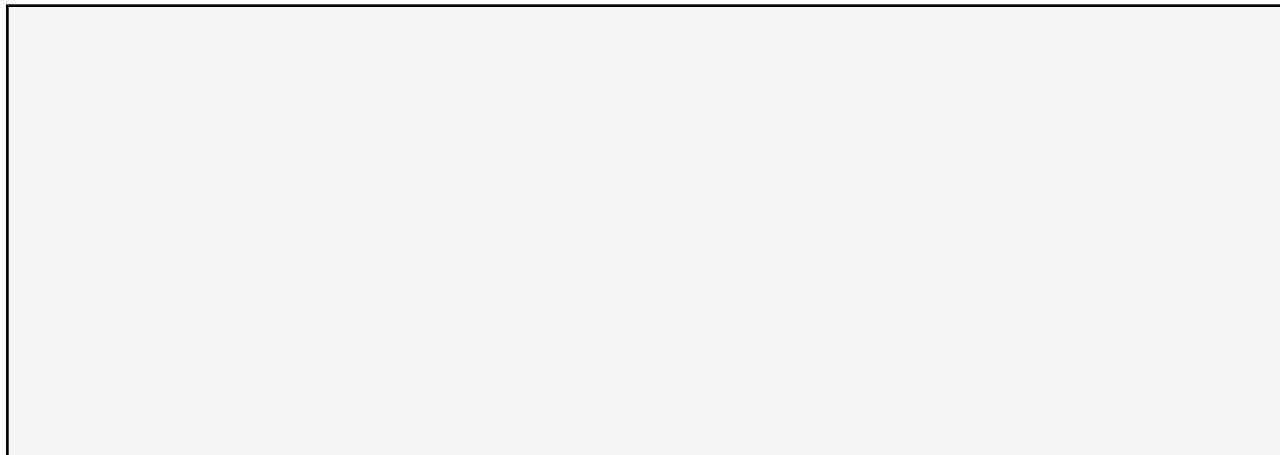


Statement of Information

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: 354-356 POUND ROAD, NARRE WARREN SOUTH, VIC 3805

Indicative selling price

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

Price Range: \$3,150,000 to \$3,450,000

Median sale price

Median price: \$620,000 House: Unit: Suburb: NARRE WARREN SOUTH
Period: 01 October 2018 to 31 March 2019 Source: pricefinder

Comparable property sales

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.