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	32 MARKET ST, MINYIP, VIC 3392

Indicative selling price

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

Single Price:	$73,000

Median sale price

Median price	$90,000	House	X	Unit	
Suburb	MINYIP				
Period	01 April 2017 to 31 March 2018	Source	pricefinder		

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
2 PHILLIPS ST, MINYIP, VIC 3392	$75,000	02/11/2017
8 WIMMERA ST, MINYIP, VIC 3392	$65,000	23/03/2018
19 SOUTH ST, MINYIP, VIC 3392	$85,000	06/03/2018