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	6 Brennan Avenue, Beaconsfield Upper

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	$780,000	&	$850,000

Median sale price

(*Delete house or unit as applicable)

Median price	$723,000	*House	X	*Unit		Suburb	Beaconsfield Upper
Period - From	July 2016	to	June 2017			Source	RPData

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.