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	5 Lenne Street, Beaconsfield Upper, Victoria 3808

Indicative selling price

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

$ 1,550,000.00	&	$ 1,700,000.00

Median sale price

Median price	$ 897,000.00	*House	X	Suburb	BEACONSFIELD UPPER
Period - From	25/09/17	to	25/09/17	Source	www.realestate.com.au

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.