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<br>Including suburb and postcode | 36 Clydevale Avenue, Clyde North 3977 |

## Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

| | | | | |
|---|---|---|---|---|
| Single price | $589,000 | or range between | | & |

## Median sale price

(*Delete house or unit as applicable)

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Median price | $480,000 | *House | X | *Unit | | Suburb | CLYDE NORTH |
| Period - From | 1-2-17 | to | 19-2-18 | | | Source | CoreLogic |

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.