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	1 Governor Arthur Drive, Patterson Lakes

Indicative selling price

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

Single price	$*	or range between	$840,000	&	$900,000

Median sale price

(*Delete house or unit as applicable)

Median price	$893,500	*House	X	*Unit		Suburb	Patterson Lakes
Period - From	Apr 2017	to	Mar 2018			Source	Core Logic

Comparable property sales

A* 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
1 23 Harbour Drive Patterson Lakes	$890,000	15-Feb-18
2 10 Tasman Court Patterson Lakes	$875,000	24-Feb-18
3 55 Harbour Drive Patterson Lakes	$890,000	17-Mar-18