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	1/28 Cannes Avenue BONBEACH VIC 3196

Indicative selling price

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

Single price	$*	or range between	$*695,000	&	$760,000

Median sale price

(*Delete house or unit as applicable)

Median price	$852,500	*House	X	*Unit		Suburb	Bonbeach
Period - From	Apr 2017	to	Mar 2018			Source	Core Logic

Comparable property sales

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.