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	4/435 Station Street Bonbeach

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	$490,000	&	$530,000

Median sale price

(*Delete house or unit as applicable)

Median price	$547,990	*House		*Unit	x	Suburb	Bonbeach
Period - From	01 April 2018	to	31 March 2019			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.