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	142 Dallas Drive, Dallas 3047

Indicative selling price

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

Single price	$500,000

Median sale price

Median price	$480,000	House	X	Suburb	Dallas
Period - From	AUG 2017	to	MARCH 2018	Source	REIV Property RP

Comparable property sales

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 – 3 Benalla Street, Dallas	$500,000	05/10/17
2 – 3 Donald Street, Dallas	$515,000	02/02/18
3 – 214 Blair Street, Dallas	$450,000	02/03/18

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