Robyn Toogood Real Estate PTY. LTD.

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Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address Including suburb or locality and postcode	2387 Shoreline Drive, The Honeysuckles

Indicative selling price

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

Single price	$67,000

Median sale price

(*Delete house or unit as applicable)

Median price	$280,000	*House	x	Suburb or locality	The Honeysuckles
Period - From	2/4/2018	to	15/12/2018	Source	RPData

Comparable property sales

These are the three properties sold within five kilometres* of the property for sale in the last18 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
32-26 Davis Street, The Honeysuckles	$80,000	5/12/2018
2385 Shoreline Drive, The Honeysuckles	$63,000	14/8/2018
4 Lincoln Court, The Honeysuckles	$75,000	13/9/18