

STATEMENT OF INFORMATION

Multiple residential properties located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Unit offered for sale

Address
Including suburb and
postcode 18, 19, 22, 24, 27 / 24 Croydon Road, Croydon Vic 3136

Indicative selling price

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

Unit type or class

	Single price*		Lower price*	&	Higher price*
One Bedroom Apartment	\$*	Or range between	\$320,000	&	\$340,000
Two Bedroom Apartment	\$*	Or range between	\$400,000	&	\$440,000
	\$*	Or range between	\$*	&	\$
	\$*	Or range between	\$*	&	\$
	\$*	Or range between	\$*	&	\$

Suburb unit median sale price

Median price \$551,000 | Suburb Croydon

Period - From 01/04/2018 to 31/03/2019 | Source REIV

Comparable property sales

B The estate agent or agent's representative reasonably believes that fewer than three comparable units were sold within two kilometres of the unit for sale in the last six months.