

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

20 Nolan Close Bundoora VIC 3083

**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  &

**Median sale price**

(\*Delete house or unit as applicable)

Median Price  \*House  \*Unit  Suburb   
 Period-from  to  Source

**Comparable property sales (\*Delete A or B below as applicable)**

**A\*** 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

**OR**

**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.

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