

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*

3 McMinn Court, Marengo

Indicative selling price

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

Single price \$975,000

Median sale price

Median price \$597,500 House Unit Suburb or locality Marengo
Period - From to 26/11/2018 Source www.realestate.com.au

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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	9 Panorama Crescent, Marengo	\$750,000	21/4/2018
2	11 Telford St, Marengo	\$950,000	29/9/2017
3	12 Ocean Park Dr, Marengo	\$840,000	15/3/2018