

## Statement of Information

(Sections 47AF of the *Estate Agents Act 1980*)

 \_\_\_\_\_  \_\_\_\_\_  \_\_\_\_\_

\_\_\_\_\_ Private/ Auction Sale \_\_\_\_\_ Total Area

Indicative Selling Price<sup>^</sup>: Single Price \$ \_\_\_\_\_  
or range between \$ \_\_\_\_\_ & \$ \_\_\_\_\_

Payment Terms: \_\_\_\_\_

Council Rates: \_\_\_\_\_

Owners Corporation Fee: \_\_\_\_\_

Water Rates: \_\_\_\_\_

Year Built: \_\_\_\_\_

Rental (\$): \_\_\_\_\_

Lease End Date:  
*(if applicable)* \_\_\_\_\_

Property Fixtures:  
& Fittings \_\_\_\_\_

Building Facilities:  
*(if applicable)* \_\_\_\_\_

Local Amenities

Recreation: \_\_\_\_\_

Shops: \_\_\_\_\_

Educational institution: \_\_\_\_\_

Others: \_\_\_\_\_

For more information, please contact:



## Median Sale Price^

Median Price \$ \_\_\_\_\_  House  Unit Suburb or locality \_\_\_\_\_

Period - From \_\_\_\_\_ to \_\_\_\_\_ Source^^:  PriceFinder  RP Data



## Comparable Property Sales<sup>^</sup>

- A. These are the three properties sold within  two kilometres or  five kilometres of the property for sale in the last  6 months or  18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

OR

- B.  Either 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 6 months.
- Or The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.



DISCLAIMER:

<sup>^</sup>For the meaning of this term see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

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