

## 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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