

Statement of Information

Single residential property located in the Melbourne metropolitan area

Property offered for sale

9 Manuka Court, Mill Park Vic 3082

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 \$600,000 & \$660,000

Median sale price

(*Delete house or unit as applicable)

*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
10 Christie Ave Mill Park	\$622,000	06/04/2019
7 Eaglet Court, Mill Park	\$630,000	23/02/2019
37 Centenary Drive, Mill Park	\$628,000	15/04/2019