

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

<b>Address</b> Including suburb and postcode	27 Mildura Crescent Endeavour Hills, 3802
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### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting).

Range between	\$780,000 & \$858,000
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### Median sale price

Median price	\$800,000	Property Type	HOUSE	Suburb	ENDEAVOUR HILLS, 3802
Period - From	01-Jun-2023	to	31-May-2024	Source	core logic

### Comparable property sales

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
1	24 BROADWALK GROVE ENDEAVOUR HILLS VIC 3802	\$815,000	27-Apr-2024
2	9 ENSAY COURT ENDEAVOUR HILLS VIC 3802	\$810,000	21-May-2024
3	5 RAMSAY COURT ENDEAVOUR HILLS VIC 3802	\$805,000	25-Mar-2024

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