

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 51 Corymbia Grove, South Morang 3752

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$660,000 or range between \$* & \$

Median sale price

Median price \$512,000 Property type *Vacant Land* Suburb South Morang
Period - From 1 July 2023 to 31 December 2023 Source Pricfinder

Comparable property sales (*Delete A or B below as applicable)

B* 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 six months.

This Statement of Information was prepared on: 10 April 2024