



## STATEMENT OF INFORMATION

Internet advertising for single residential property located within or outside the Melbourne metropolitan area.

### Sections 47AF of the *Estate Agents Act 1980*

Property Address

8/81-85 Wilson Street, Moonee Ponds VIC 3039

### Indicative selling price

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

Price Range

\$730,000-\$770,000

### Median sale price

Median Price

\$1,527,500

Unit

X

Suburb:

Moonee Ponds

Period From

01.04.23

to

31.03.24

Source:

Pricefinder

### Comparable property sales

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.