



Statement of Information

Sections 47AF of the Estate Agents Act 1980

8 Findon Court, EPSOM 3551

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range \$340,000 - \$365,000

Median sale price

Median **House** for **EPSOM** for period **Apr 2018 - Mar 2019**

Sourced from **Pricefinder**.

\$360,000

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

13 Mulga Ave,
Epsom 3551

Price \$356,650 Sold 24 May
2019

9 Cooba Dr,
Epsom 3551

Price \$340,000 Sold 15 May
2019

5 Black Wattle Ave,
Epsom 3551

Price \$335,000 Sold 10 May
2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

House

3 beds

2 baths

2 parking

PRDnationwide Bendigo

150 Lyttleton Terrace,
Bendigo VIC 3550

Contact agents



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