

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**2/424 Gaffney Street,  
PASCOE VALE 3044**

### Indicative selling price

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

**Range from \$510,000 -  
\$560,000**

### Median sale price

Median **Unit** for **PASCOE VALE** for period **Apr 2017 - Jun 2017**  
Sourced from **REIV**.

**\$600,000**

### 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 the most comparable to the property for sale.

**3/107 Essex Street,  
Pascoe Vale 3044**

**Price \$565,000** Sold 17 February 2017

**2/107 Essex Street,  
Pascoe Vale 3044**

**Price \$565,000** Sold 21 February 2017

**6/422 Gaffney Street,  
PASCOE VALE 3044**

**Price \$522,000** Sold 22 March 2017

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 REIV.

Unit

  
**2 beds**

  
**1 baths**

  
**1 parking**

### Contact agents

 **Michael Chan**

03 9350 5333  
0417 324 202  
[mchan@hockingstuart.com.au](mailto:mchan@hockingstuart.com.au)

**hockingstuart**

**Hockingstuart Pascoe Vale &  
Coburg**

136 -144 Bell Street,  
Coburg VIC 3058