



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**2 Tern Avenue,
CAPEL SOUND 3940**

Indicative selling price

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

Range \$550,000 - \$600,000

Median sale price

Median **House** for **Capel Sound** for period **Jul 2018 - Jun 2019**

Sourced from **REA**.

\$540,000

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.

20 Howqua Drive,
Capel Sound 3940

Price **\$540,000** Sold 16
April 2019

10 Percival Street,
Capel Sound 3940

Price **\$880,000** Sold 01 July
2019

64 Curlew Drive,
Capel Sound 3940

Price **\$620,000** Sold

This Statement of Information was prepared on 20th Sep 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 REA.

House



3 beds



2 baths



4 parking

Ray White Rosebud

1131-1135 Point Nepean Road,
Rosebud VIC 3939

Contact agents



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