



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**6 Tambo Road,
MOE SOUTH 3825**

House

5 beds

2 baths

4 parking

Indicative selling price

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

Single price \$710,000

Median sale price

Median **House** for **MOE SOUTH** for period **Apr 2018 - Mar 2019**

Sourced from **pricefinder**.

\$575,000

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.

36 Pearces Track,
HERNES OAK 3825

Price \$680,000 Sold 20
December 2018

120 Melaleuca Drive,
TRAFALGAR EAST 3824

Price \$685,000 Sold 05 June
2019

406 Coalville Road,
HERNES OAK 3825

Price \$675,000 Sold 06
September 2018

This Statement of Information was prepared on 28th Oct 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.

**John Kerr & Associates Real
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Contact agents



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