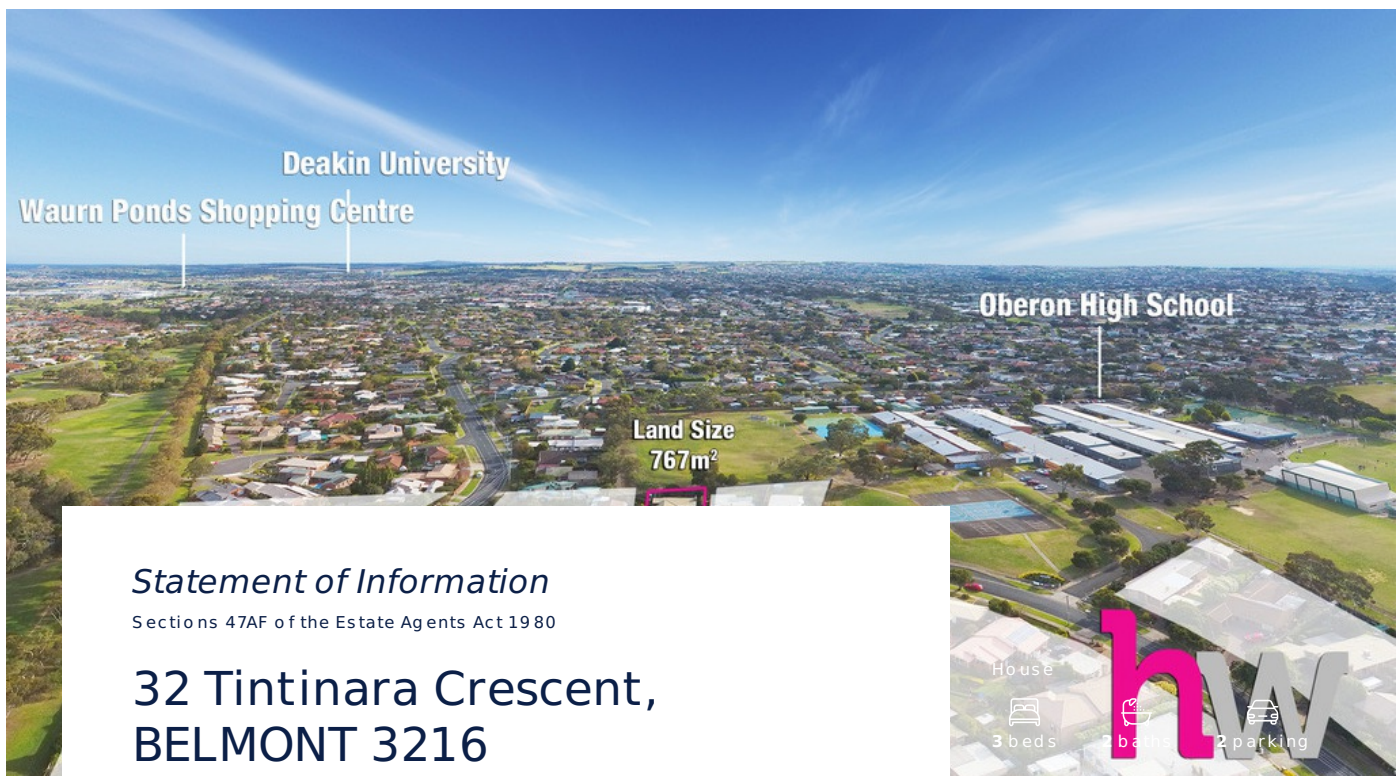




Statement of Information

Sections 47AF of the Estate Agents Act 1980

32 Tintinara Crescent, BELMONT 3216

Indicative selling price

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

Range \$525,000 - \$570,000

Median sale price

Median **House** for **BELMONT** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$498,000

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.

9 Pickett Crescent,
Belmont 3216

Price **\$545,500** Sold 19 May
2018

21 Nott Street,
Belmont 3216

Price **\$550,000** Sold 07 April
2018

23 Autumn Street,
Belmont 3216

Price **\$570,000** Sold 05 May
2018

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.

Oberon High School

Land Size
767m²

House

3 beds

7 baths

2 parking

**Team 3216 Pty Ltd t/as
Hayeswinckle Agent**

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Highton VIC 3216

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