



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**9 Amber Lane,  
KOO WEE RUP 3981**

### Indicative selling price

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

**Range \$535,000 - \$575,000**

### Median sale price

Median **House** for **KOO WEE RUP** for period **May 2019 - Oct 2018**  
Sourced from **Corelogic**.

**\$530,250**

### 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.

**99 Moody St,**  
KOO WEE RUP 3981

**Price \$575,000** Sold 09  
August 2019

**6 Quinny St,**  
KOO WEE RUP 3981

**Price \$512,000** Sold 29  
October 2019

**5 Heather Court,**  
KOO WEE RUP 3981

**Price \$570,000** Sold 30  
October 2019

This Statement of Information was prepared on 2nd Nov 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 Corelogic.

### Stockdale & Leggo Koo Wee Rup

48A Station Street,  
Koo Wee Rup VIC 3981

### Contact agents



**Paul Lynch**  
Stockdale & Leggo

03 5997 1899  
0488 333 002  
[paul.lynch@stockdaleleggo.com.au](mailto:paul.lynch@stockdaleleggo.com.au)

**Stockdale  
& Leggo**