

Statement of Information

Sections 47AF of the Estate Agents Act 1980

4 Falcon Court, MOE 3825

Indicative selling price

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

Single price \$465,000

Median sale price

Median **House** for **MOE** for period **Oct 2016 - Sep 2017**

Sourced from **Pricefinder**.

\$180,000

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.

20 Parkside Drive, Price **\$415,000** Sold 04 August 2017
Moe 3825

36 Parkside Drive, Price **\$450,000** Sold 01 May 2017
Moe 3825

26 Parkside Drive, Price **\$525,000** Sold 15 February 2017
Moe 3825

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.

House

4 beds

2 baths

4 parking

Contact agents

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