

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 49 Gardenia Way, CAROLINE SPRINGS 3023

Indicative selling price

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

Range \$590,000 - \$630,000

Median sale price

Median **House** for **CAROLINE SPRINGS** for period **Mar 2019 - Sep 2019**

Sourced from www.realestate.com.au.

\$640,000

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.

2 Pepper Tree Court,
Caroline Springs 3023

Price \$614,000 Sold 25 May
2019

36 Dahlia Drive ,
Caroline Springs 3023

Price \$620,000 Sold 21
March 2019

29 Dahlia Drive ,
Caroline Springs 3023

Price \$603,000 Sold 03 July
2019

This Statement of Information was prepared on 29th 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 www.realestate.com.au.

House

4 beds

2 baths

2 parking

SWEENEY

Sweeney Estate Agents Caroline Springs

Central Shopping Centre Shop 21a
13-15 Lake Street,
Caroline Springs VIC 3023

Contact agents



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SWEENEY