



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 37 Allardice Parade, BERWICK 3806

### Indicative selling price

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

**Range \$500,000 - \$535,000**

### Median sale price

Median **House** for **BERWICK** for period **Feb 2018 - Jan 2019**

Sourced from **CoreLogic**.

**\$691,444**

### 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.

**9 Emma Court,**  
Berwick 3806

**Price \$508,000** Sold 03  
November 2018

**28 Euroa Avenue,**  
Berwick 3806

**Price \$500,000** Sold 02  
January 2019

**9 Tarrangower Place,**  
Berwick 3806

**Price \$525,000** Sold 04  
December 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 CoreLogic.

#### Grant's Estate Agents - Berwick

3a Gloucester Ave,  
BERWICK VIC 3806

#### Contact agents



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