

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 1 & 2 /28 Ponds Drive, LARA 3212

House

2 beds

1 baths

1 parking

## Indicative selling price

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

**Range \$365,000 - \$375,000**

## Median sale price

Median **House** for **LARA** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

**\$475,000**

## 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.

**17 Duncan Drive,**  
Lara 3212

Price **\$360,000** Sold 27  
November 2017

**1/83 Flinders Avenue,**  
Lara 3212

Price **\$415,000** Sold 09  
January 2018

**1/11 Saintfield Street,**  
Lara 3212

Price **\$363,000** Sold 23  
March 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.

### Burns Archer Realty

1/1-11 Station Lake Road,  
Lara VIC 3212

## Contact agents



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**Burns Archer**  
Realty