

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**39 Rigel Road,  
LARA 3212**

### Indicative selling price

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

**Range \$399,000 - \$435,000**

### Median sale price

Median **House** for **LARA** for period **Jul 2018 - Jul 2019**

Sourced from **Pricefinder**.

**\$541,000**

### 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.

**3 Martain Ave,**  
Lara 3212

**Price \$420,000** Sold 06 July  
2019

**3 Alta ir Ave,**  
Lara 3212

**Price \$420,000** Sold 18  
March 2019

**108 Flinders Ave,**  
Lara 3212

**Price \$409,500** Sold 29 May  
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 Pricefinder.

House

 **3 beds**

 **1 baths**

 **2 parking**

#### Lara Branch Realty

22 Hicks Street,  
Lara VIC 3212

#### Contact agents



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