



Statement of Information

Sections 47AF of the Estate Agents Act 1980

17 Highmont Drive, BELMONT 3216

Indicative selling price

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

Range \$459,000 - \$489,000

Median sale price

Median **House** for **BELMONT** for period **Apr 2018 - Mar 2019**

Sourced from **Pricefinder**.

\$535,000

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.

9 Walpole Ave, Belmont 3216	Price \$510,000 Sold 09 April 2019
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43 Learmouth St, Belmont 3216	Price \$495,000 Sold 29 January 2019
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4 Mayton Court, Grovedale 3216	Price \$445,000 Sold 12 February 2019
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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.

**Team 3220 Pty Ltd t/as
Hayeswinckle Agent**

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