



YPA St Albans

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STATEMENT OF INFORMATION

Prepared on 26 Nov 2018

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

28 Concord Circuit Albanvale VIC 3021

3 2 2

Indicative Selling Price

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

Range between \$570,000 & \$590,000

Median Sale Price

\$555,000 Houses in Albanvale between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



42 Entally Drive Albanvale VIC 3021 Sold Price **\$605,000** Sold Date **12-Oct-18**

3 2 2

Distance **0.96km**



16 President Road Albanvale VIC 3021 Sold Price **\$561,000** Sold Date **31-Jul-18**

3 2 2

Distance **1.04km**



17 Bibby Court Albanvale VIC 3021 Sold Price **\$585,000** Sold Date **19-Jul-18**

3 2 2

Distance **1.04km**

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