



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



110 LEMINS ROAD, WAURN PONDS, VIC

7 2 -

Indicative Selling Price

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

Price Range: **1,100,000 to 1,200,000**

MEDIAN SALE PRICE



WAURN PONDS, VIC, 3216

Suburb Median Sale Price (House)

\$614,500

01 January 2018 to 31 March 2018

Provided by: pricefinder

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.



80 PAGET RD, WAURN PONDS, VIC 3216

4 3 9

Sale Price

***\$1,150,000**

Sale Date: 18/12/2017

Distance from Property: 1.4km

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale


Address Including suburb and postcode	110 LEMINS ROAD, WAURN PONDS, VIC 3216
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Indicative selling price

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

Price Range:	1,100,000 to 1,200,000
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Median sale price

Median price	\$614,500	House	<input checked="" type="checkbox"/>	Unit	<input type="checkbox"/>	Suburb	WAURN PONDS
Period	01 January 2018 to 31 March 2018		Source				

Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Address of comparable property	Price	Date of sale
80 PAGET RD, WAURN PONDS, VIC 3216	*\$1,150,000	18/12/2017