



**Property offered for sale**  
**10 JOSEPHINE AVENUE CRANBOURNE NORTH 3977**

## Statement of Information

### Indicative selling price

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

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Single price

or range between

\$480,000

&

\$510,000

### Median sale price

Median price

\$466,750

House

Suburb  
or locality

CRANBOURNE NORTH

Period - From

1 May 2017

to

31 May 2017

Source

RP Data

### Comparable property sales

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

#### Address of comparable property

#### Price

#### Date of sale

9 Lansell Drive, Cranbourne North

\$490,000

28 Jul 2017

19 Filomena Court, Cranbourne North

\$488,000

2 Aug 2017

106 Courtenay Avenue, Cranbourne North

\$525,000

19 Apr 2017