



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**4 Loretto Avenue,
FERNTREE GULLY 3156**

Indicative selling price

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

Range \$620,000 - \$680,000

Median sale price

Median **House** for **FERNTREE GULLY** for period **Oct 2018 - Oct 2019**

Sourced from **Pricefinder**.

\$680,000

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.

47 Loretto Avenue,
Ferntree Gully 3156

Price **\$608,500** Sold 25 June 2019

7 Margot Street,
Ferntree Gully 3156

Price **\$665,000** Sold 02 September 2019

17 Bursaria Avenue,
Ferntree Gully 3156

Price **\$627,000** Sold 28 July 2019

This Statement of Information was prepared on 30th Oct 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.

One Agency Zhu Property

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Contact agents

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