

## Statement of Information

Section 47AF of the Estate Agents Act 1980

### Property offered for sale 48 Earlsfield Drive, BERWICK 3806

#### Indicative selling price

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

**Range \$590,000 - \$630,000**

#### Median sale price

Median **House** for **BERWICK** for period **Feb 2019 - Apr 2019**

Sourced from **RP Data / Core Logic**.

**\$750,000**

#### 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.

**8 Strahan Close ,**  
Berwick 3806

Price **\$610,000** Sold 24 June  
2019

**4 Atkinson Drive,**  
Berwick 3806

Price **\$620,000** Sold 12  
March 2019

**17 Hartsmere Drive,**  
Berwick 3806

Price **\$620,000** Sold 07 May  
2019

This Statement of Information was prepared on 16th Sep 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 RP Data / Core Logic.

House

4 beds

2 baths

2 parking

#### Ray White Cranbourne

Level 1 7-9 Bakewell Street,  
Cranbourne VIC 3977

#### Contact agents



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