

Statement of Information

Sections 47AF of the Estate Agents Act 1980

36 Newfields Drive, DRYSDALE 3222

Indicative selling price

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

Range \$465,000 - \$495,000

Median sale price

Median **House** for **DRYSDALE** for period **Apr 2018 - Mar 2019**

Sourced from **Pricefinder**.

\$553,500

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

26 Clarendon Road,
Drysdale 3222

Price \$482,000 Sold 11 June
2019

30 Stonebridge Road,
Drysdale 3222

Price \$510,000 Sold 10
August 2018

48 Stonebridge Road,
Drysdale 3222

Price \$525,000 Sold 03
August 2018

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.

House

4 beds

2 baths

2 parking

**Team 3222 Pty Ltd t/as
Hayeswinckle Agent**

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Contact agents



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