



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**25 Genista Road,  
CRANBOURNE WEST 3977**

### Indicative selling price

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

**Range \$520,000 - \$550,000**

### Median sale price

Median **House** for **CRANBOURNE WEST** for period **Oct 2018 - Dec 2018**

Sourced from **RPData**.

**\$605,000**

### 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.

**10 Burgan Court,**  
Cranbourne West 3977

Price **\$550,000** Sold 28 June 2018

**10 Lady Penrhyn Close,**  
Cranbourne West 3977

Price **\$550,000** Sold 09 May 2018

**24 Mayflower Drive,**  
Cranbourne West 3977

Price **\$537,000** Sold 30 June 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 RPData.

House

3 beds

2 baths

1 parking

### Ray White Cranbourne

Level 1 7-9 Bakewell Street,  
Cranbourne VIC 3977

### Contact agents



**Kate Rushton**  
Ray White

(03) 5990 9502  
0408 104 953

[kate.rushton@raywhite.com](mailto:kate.rushton@raywhite.com)



**Isabella Vlodar**  
Ray White

(03) 5990 9509  
0432 353 750

[isabella.vlodar@raywhite.com](mailto:isabella.vlodar@raywhite.com)

