

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**53 Lynch Road,  
FAWKNER 3060**

House



3 beds



1 baths



2 parking

### Indicative selling price

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

**Single price \$700,000**

### Median sale price

Median **House** for **FAWKNER** for period **Apr 2017 - Oct 2017**

Sourced from **PropertyData**.

**\$730,000**

### 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.

**51 Lynch Road,**  
FAWKNER 3060

Price **\$657,000** Sold 25  
September 2017

**27 Vervale Avenue,**  
FAWKNER 3060

Price **\$661,000** Sold 29 July  
2017

**16 Wurruk Street,**  
FAWKNER 3060

Price **\$682,500** Sold 19 July  
2017

### 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 PropertyData.

### Contact agents



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