

Statement of Information

Sections 47AF of the Estate Agents Act 1980

46 Grafton Street, ST ALBANS PARK 3219

Indicative selling price

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

Range \$429,000 - \$459,000

Median sale price

Median **House** for **ST ALBANS PARK** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

\$404,000

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.

14 Grafton Street,
St Albans Park 3219

Price \$456,500 Sold 06 July 2018

62 Fidge Crescent,
Breakwater 3219

Price \$440,000 Sold 23 June 2018

6 McGill Court,
St Albans Park 3219

Price \$470,000 Sold 28 May 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

2 beds

2 baths

2 parking

**Team 3219 Pty Ltd t/as
Hayeswinckle Agent**

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Contact agents



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