



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 37 Sandy Mount Avenue, INVERLOCH 3996

### Indicative selling price

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

**Single price \$799,000**

### Median sale price

Median **House** for **INVERLOCH** for period **Jan 2017 - Sep 2017**

Sourced from **Pricefinder**.

**\$487,000**

### 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.

<b>14 Sandy Mount Avenue,</b> Inverloch 3996	<b>Price \$820,000</b> Sold 09 June 2017
<b>11 Scarborough Street,</b> Inverloch 3996	<b>Price \$780,000</b> Sold 26 April 2017
<b>31 A'Beckett Street,</b> Inverloch 3996	<b>Price \$720,000</b> Sold 30 August 2017

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.

### Contact agents

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### Stockdale & Leggo Inverloch

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