



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 16 Meadenhall Drive, ST ALBANS PARK 3219

### Indicative selling price

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

**Range \$379,000 - \$409,000**

### Median sale price

Median **House** for **ST ALBANS PARK** for period **Jan 2018 - Dec 2018**  
Sourced from **Pricefinder**.

**\$430,000**

### 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.

**19 Aldershot Road,**  
St Albans Park 3219

Price **\$398,000** Sold 31 July  
2018

**5 Ottoman Court,**  
St Albans Park 3219

Price **\$400,000** Sold 01  
November 2018

**293 Wilsons Road,**  
St Albans Park 3219

Price **\$407,000** Sold 16  
October 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



3 beds



1 baths



2 parking

**Team 3220 Pty Ltd t/as  
Hayeswinckle Agent**

2/318 Pakington Street,  
Newtown VIC 3220

### Contact agents



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[ **hayeswinckle** ]