

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale G03/436 Stud Road, WANTIRNA SOUTH 3152

## Indicative selling price

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

**Range \$425,000 - \$465,000**

## Median sale price

Median **Apartment** for **WANTIRNA SOUTH** for period **Jul 2019 - Sep 2019**

Sourced from [reiv.com.au](http://reiv.com.au).

**\$520,000**

## 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.

**G13/436 Stud Road ,**  
Wantirna South 3152

**Price \$480,000** Sold 12  
September 2019

**103/1 Lynne Avenue,**  
Wantirna South 3152

**Price \$450,000** Sold 15 July  
2019

**215/1 Lynne Avenue ,**  
Wantirna 3152

**Price \$490,000** Sold 12 June  
2019

This Statement of Information was prepared on 14th Dec 2019

## 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 [reiv.com.au](http://reiv.com.au).

Apartment



2 beds



2 baths



1 parking

## Stockdale & Leggo Ferntree Gully

Shop 1, Mountain Gate Centre,  
Ferntree Gully Road,  
Ferntree Gully VIC 3156

## Contact agents



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Stockdale & Leggo

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**Stockdale  
& Leggo**