



## STATEMENT OF INFORMATION

Prepared on 23 Nov 2018

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Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

19 Glenbrook Gardens Brookfield VIC 3338

5 2 4

### Indicative Selling Price

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

Range between \$549,000 & \$589,000

### Median Sale Price

\$485,000 Houses in Brookfield between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**45 Cahill Drive Brookfield VIC 3338** Sold Price **\$560,000** Sold Date **24-Jun-18**

4 2 2

Distance **0.16km**



**19 Desert Gum Way Brookfield VIC 3338** Sold Price **\$581,000** Sold Date **01-Feb-18**

4 2 2

Distance **0.59km**



**60 Saltbush Crescent Brookfield VIC 3338** Sold Price **\$569,000** Sold Date **16-Jul-18**

4 2 2

Distance **1.07km**

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