



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**24 Ann Street,  
DANDENONG 3175**

### Indicative selling price

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

**Range \$730,000 - \$800,000**

### Median sale price

Median **House** for **DANDENONG** for period **Jan 2018 - Dec 2018**

Sourced from **Pricefinder**.

**\$570,500**

### 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.

<b>10 Henty Street,</b> Dandenong 3175	<b>Price \$685,000</b> Sold 12 September 2018
<b>11 Robert Street,</b> Dandenong 3175	<b>Price \$750,000</b> Sold 10 August 2018
<b>41 James Street,</b> Dandenong 3175	<b>Price \$765,000</b> Sold 10 September 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.

#### McLennan Real Estate Pty Ltd

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#### Contact agents



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