



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 8 Mango crescent, MERNDA 3754

### Indicative selling price

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

**Range \$599,000 - \$649,000**

### Median sale price

Median **House** for **MERNDA** for period **Jul 2018 - Dec 2018**

Sourced from **Pricefinder**.

**\$560,000**

### 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.

**62 RIVERDALE BLVD ,**  
MERNDA 3754

Price **\$650,000** Sold 22  
December 2018

**17 AMBRIDGE ST ,**  
MERNDA 3754

Price **\$615,800** Sold 03  
November 2018

**29 SHEARWATER PL,**  
MERNDA 3754

Price **\$600,000** Sold 31  
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.

#### Capital & Co. Real Estate

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#### Contact agents



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