



Statement of Information

Sections 47AF of the Estate Agents Act 1980

4 Ascot Gardens Drive, DELACOMBE 3356

House
3 beds 2 baths 2 parking

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

**Range from \$290,000 -
\$310,000**

Median sale price

Median **House** for **DELACOMBE** for period **Oct 2016 - Sep 2017**
Sourced from **Pricefinder**.

\$345,000

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.

212 Kossuth Street, Price **\$300,000** Sold 24 January 2017
Sebastopol 3356

20 Chifley Drive, Price **\$315,000** Sold 19 March 2017
Delacombe 3356

6 Heppner Court, Price **\$335,000** Sold 16 October 2016
Sebastopol 3356

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.

Contact agents

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