

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2/2 Pickett Crescent, BELMONT 3216

### Indicative selling price

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

## Range from \$355,000 - \$385,000

### Median sale price

Median **Unit** for **BELMONT** for period **Jul 2016 - Jun 2017**

Sourced from **Pricefinder**.

## \$320,000

### 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.

**1/25 Clarke Ave,**  
Belmont 3216

Price **\$382,000** Sold 09 August 2017

**4/156 Roslyn Road ,**  
Belmont 3216

Price **\$360,000** Sold 12 May 2017

**4/52 Torquay Rd ,**  
Belmont 3216

Price **\$375,000** Sold 22 February 2017

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.

Unit



2 beds



1 baths



1 parking

### Contact agents



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