



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 686 MIRBOO-YARRAGON ROAD, ALLAMBEE RESERVE 3871

### Indicative selling price

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

**Range \$759,000 - \$759,000**

### Median sale price

**Not provided**

### 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.

**44 McConville Lane,**  
Allambée Reserve 3823

**Price \$470,000** Sold 14 July  
2018

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months

### 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.

#### Elders Real Estate Victoria

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#### Contact agents



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