



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**48 Alysha Avenue,  
LYNDHURST 3975**

### Indicative selling price

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

**Range \$760,000 - \$780,000**

### Median sale price

Median **House** for **LYNDHURST** for period **May 2018 - May 2018**

Sourced from [realestate.com.au](http://realestate.com.au).

**\$720,000**

### 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.

**40 Tobin Way,**  
Lyndhurst 3975

Price **\$835,000** Sold 20 May  
2018

**60 Melington Drive,**  
Lyndhurst 3975

Price **\$760,000** Sold 19  
March 2018

**13 Balladonia Gum Cct,**  
Lyndhurst 3975

Price **\$832,000** Sold 03  
March 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 [realestate.com.au](http://realestate.com.au).

#### Elizabeth Treonze Real Estate

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#### Contact agents



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