



615 M<sup>2</sup>  
approx.

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

4 Stockwell Street,  
MELTON SOUTH 3338

### Indicative selling price

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

**Range \$459,000 - \$469,000**

### Median sale price

Median **House** for **MELTON SOUTH** for period **Mar 2018 - Mar 2019**

Sourced from **Price Finder**.

**\$420,000**

### 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.

**19 HORSEMAN DRIVE,**  
Melton South 3338

Price **\$505,000** Sold 15  
November 2018

**26 OAKY CRESCENT,**  
Melton South 3338

Price **\$465,000** Sold 29  
January 2019

**40 CORNWELL STREET ,**  
Melton South 3338

Price **\$525,000** Sold 20  
February 2019

### 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 Price Finder.

House

3 beds

2 baths

2 parking

#### Biggin & Scott Melton

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#### Contact agents

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