



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 5 Alexandra Gardens, CAROLINE SPRINGS 3023

### Indicative selling price

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

**Range \$510,000 - \$560,000**

### Median sale price

Median **HOUSE** for **CAROLINE SPRINGS** for period **Nov 2019 - Dec 2019**

Sourced from **Core Logic**.

**\$615,000**

### 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.

**15 Cranwell Square,**  
Caroline Springs 3023

**Price \$520,000** Sold 03  
August 2019

**8 Verdon Avenue,**  
Caroline Springs 3023

**Price \$517,500** Sold 22 July  
2019

**20 Deakin Grove,**  
Burnside Heights 3023

**Price \$550,000** Sold 14  
November 2019

This Statement of Information was prepared on 6th Jan 2020

### 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 Core Logic.

#### HOUSE



3 beds



2 baths



2 parking

#### Stockdale & Leggo Deer Park

Shop 2, 87 Station Road,  
Deer Park VIC 3023

#### Contact agents



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