

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 43 Yarramundi Drive, CLIFTON SPRINGS 3222

## Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

# Range from \$ 335,000 - \$ 365,000

## Median sale price

Median **House** for **CLIFT ON SPRINGS** for period **Jul 2016 - Jun 2017** Sourced from **Pricefinder**.

\$ 375,000

## Comparable property sales

These are the three properties sold within five kilo metres 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.

4 Boolarra Avenue, Clifton Springs 3222	Price <b>\$ 342,250</b> Sold 17January 2017
1 Leawarra Way, Clifton Springs 3222	Price <b>\$ 360,000</b> Sold 21 April 2017
10 Central Road, Clifton Springs 3222	Price <b>\$ 362,000</b> Sold 23 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.

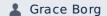








## Contact agents



03 529 7 3888 grace.borg @hayes winckle.co m.au

Team 3222 Pt y Lt d t/as Hayes winckle Agent

1B/15 Hancock Street, Drysdale VIC 3222