

Statement of Information

Sections 47AF of the Estate Agents Act 1980

35 Meadowvale Drive, GROVEDALE 3216

Indicative selling price

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

**Range from \$950,000 -
\$1,045,000**

Median sale price

Median **House** for **GROVEDALE** for period **Jul 2016 - Jun 2017**
Sourced from **Pricefinder**.

\$410,000

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.

43 Meadowvale Drive , Price **\$1,020,000** Sold 04 April 2017
Grovedale 3216

28 Barossa Court, Price **\$972,500** Sold 13 August 2016
Waurin Ponds 3216

15 Vanessa Avenue, Price **\$950,000** Sold 17 September 2016
Highton 3216

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.

House

3 beds

2 baths

2 parking

Contact agents

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**Team 3216 Pty Ltd t/as
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