

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 45 Shearwater Drive, CARRUM DOWNS 3201

Indicative selling price

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

Range \$585,000 - \$620,000

Median sale price

Median **House** for **CARRUM DOWNS** for period **Apr 2019 - Jun 2019**

Sourced from **REIV**.

\$541,000

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.

17 Kestrel Court,
Carrum Downs 3201

Price \$620,000 Sold 10 May
2019

13 Broderick Road,
Carrum Downs 3201

Price \$600,000 Sold 01
March 2019

33 Quarrior Drive,
Carrum Downs 3201

Price \$585,000 Sold 20
March 2019

This Statement of Information was prepared on 18th Sep 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 REIV.

House

5 beds

3 baths

3 parking

Ray White Frankston

36 Playne Street,
Frankston VIC 3199

Contact agents



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