



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 4 Norford Court, CRANBOURNE NORTH 3977

### Indicative selling price

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

**Range \$520,000 - \$570,000**

### Median sale price

Median **House** for **CRANBOURNE NORTH** for period **Jan 2018 - Dec 2018**

Sourced from **CoreLogic**.

**\$590,000**

### 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.

**2 Vincent Court,**  
Cranbourne North 3977

Price **\$524,000** Sold 11  
October 2018

**29 Franks Way,**  
Cranbourne North 3977

Price **\$507,000** Sold 08  
October 2018

**7 Franks Way,**  
Cranbourne North 3977

Price **\$512,000** Sold 30  
September 2018

### 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 CoreLogic.

### Grant's Estate Agents - Berwick

3a Gloucester Ave,  
BERWICK VIC 3806

### Contact agents



**Faye Owen**

Grant's Estate Agents

03 9707 5555  
0412 867 131

[faye.owen@grantssea.com.au](mailto:faye.owen@grantssea.com.au)

