



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 20 Spinifex Street, POINT COOK 3030

### Indicative selling price

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

**Range \$790,000 - \$830,000**

### Median sale price

Median **House** for **POINT COOK** for period **Jun 2018 - May 2019**

Sourced from **Corelogic RP Data**.

**\$638,500**

### 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 willowherb Way,**  
Point Cook 3030

Price **\$808,000** Sold 22 July  
2019

**2 seagrass crescent,**  
Point Cook 3030

Price **\$845,000** Sold 15 July  
2019

**27 Heatherbell Avenue,**  
Point Cook 3030

Price **\$827,000** Sold 13 May  
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 Corelogic RP Data.

#### Ace Real Estate

Shop 4/4 Neville Avenue,  
Laverton VIC 3028

#### Contact agents



**Sunny Sharma**

03-9931 1333  
0466 88 55 99

[sunny@acerealestate.com.au](mailto:sunny@acerealestate.com.au)



**Ravish Sharma**

8393 5500  
0415377470

[ravish@acerealestate.com.au](mailto:ravish@acerealestate.com.au)