



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

7 St Leonard Drive,  
SOUTH MORANG 3752

House



3 beds



2 baths



1 parking

### Indicative selling price

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

**Range \$540,000 - \$580,000**

### Median sale price

Median **House** for **SOUTH MORANG** for period **Sep 2017 - Jan 2018**

Sourced from **RPDATA**.

**\$600,000**

### 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.

**33 Grattan Street,**  
South Morang 3752

Price **\$570,000** Sold 28  
December 2017

**19 Donnelly Circuit,**  
South Morang 3752

Price **\$535,000** Sold 06  
December 2017

**26 Pantan Gap,**  
South Morang 3752

Price **\$520,000** Sold 06  
September 2017

### 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 RPDATA.

### The Mint Real Estate Agents

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### Contact agents



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