

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 10 Penola Drive, SOUTH MORANG 3752

### Indicative selling price

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

**Range \$590,000 - \$630,000**

### Median sale price

Median **House** for **SOUTH MORANG** for period **Apr 2019 - Jun 2019**

Sourced from **PriceFinder**.

**\$598,000**

### 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.

**12 Romeo Crt,**  
Mill Park 3082

Price **\$578,500** Sold 03  
August 2019

**25 Featherpark Tce,**  
South Morang 3752

Price **\$505,000** Sold 06  
April 2019

**16 Paringa Ave,**  
South Morang 3752

Price **\$621,000** Sold 30 July  
2019

This Statement of Information was prepared on 17th Dec 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 PriceFinder.

House

3 beds

2 baths

2 parking

### Bombay Real Estate

244 Epping Road,  
WOLLERT VIC 3750

### Contact agents



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