



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2/40 Benetti Drive, LARA 3212

### Indicative selling price

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

**Range \$349,000 - \$379,000**

### Median sale price

Median **Unit** for **LARA** for period **Aug 2018 - Feb 2019**

Sourced from **RP Data**.

**\$332,500**

### Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**13B Benetti Drive,**  
Lara 3212

Price **\$420,000** Sold 11  
August 2018

**2/17-19 Richard Drive,**  
Lara 3212

Price **\$365,000** Sold 09  
November 2018

**3/59 Rennie Street,**  
Lara 3212

Price **\$410,000** Sold 17  
November 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 RP Data.

#### Stockdale & Leggo St h Barwon

169 A High Street,  
Belmont VIC 3216

#### Contact agents



Jan O'Connor  
Stockdale & Leggo

03 5241 1888  
0413 332 686

[janoconnor@stockdaleleggo.com.au](mailto:janoconnor@stockdaleleggo.com.au)

**Stockdale  
& Leggo**