

Statement of Information

Sections 47AF of the Estate Agents Act 1980

14 Fernleigh Drive,
MOOROOLBARK 3138

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range from \$ 900,000 - \$ 990,000

Median sale price

Median **House** for **Mooroolbark** for period **Jan 2017 - Mar 2017**
Sourced from **REIV**.

\$ 697,000

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

109 Edinburgh Road,
Lilydale 3140

Price \$ 955,000 Sold 01 February 2017

10 Doreen Court,
Montrose 3765

Price \$ 930,415 Sold 21 January 2017

1 Ellis Court,
Mooroolbark 3138

Price \$ 923,000 Sold 01 March 2017

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 REIV.

House

 **4 beds**

 **2 baths**

 **2 parking**

Contact agents

 **Matt Sealey**
Barry Plant

03 9725 9855
0430 569 655
msealey@barryplant.com.au

 **BarryPlant**

Barry Plant Real Estate Croydon

44-48 Main Street,
Croydon VIC 3136