



STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

36 Flinns Road Eastwood VIC 3875

3 2 2

Indicative Selling Price

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

Single Price \$320,000

Median Sale Price

\$385,000 Houses in Eastwood between 01 Apr 2018 - 31 Mar 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



6 Lowe Court Eastwood VIC 3875	Sold Price	^{RS} \$330,000	Sold Date	07-Nov-18
3 2 2			Distance	0.26km



12 Knight Court Eastwood VIC 3875	Sold Price	\$345,000	Sold Date	30-Jan-19
3 2 2			Distance	0.74km



3 Eastern View Drive Eastwood VIC 3875	Sold Price	\$297,500	Sold Date	24-Apr-18
3 2 2			Distance	0.8km

RS = Recent sale

UN = Undisclosed Sale

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