

Statement of Information

Section 47AF of the Estate Agents Act 1980

4 Talwood Close, Wantirna South VIC 3152

Indicative selling price

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

\$1,200,000 - \$1,300,000

Median sale price

\$ 1,211,000

Median **House** price for **Wantirna South** from **Corelogic** from the 01/06/2021 – 31/05/2022

Comparable Property Sales

****The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.**

16 Dunns Court Wantirna South VIC 3152	\$1,270,000	Sold of May 2022
16 Maringa Close Wantirna South VIC 3152	\$1,292,000	Sold of April 2022
52 Mendora Crescent Wantirna South VIC 3152	\$1,288,000	Sold of April 2022

This Statement of Information was prepared on: 23th of June 2022

House



4 Bed



2 Bath



2 Car

Harcourts Wantirna
Shop 5/249 Stud Road
Wantirna VIC 3152

Harcourts