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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

5 Athol Avenue Roxburgh Park VIC 3064

3 2 1

Indicative Selling Price

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

Range between \$480,000 & \$520,000

Median Sale Price

\$545,000 Houses in Roxburgh park between 01 May 2018 - 30 Apr 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



5 Donvale Avenue Roxburgh Park VIC 3064

3 2 1

Sold Price

\$510,000

Sold Date

04-Mar-19

Distance

0.61km



18 Orion Way Roxburgh Park VIC 3064

3 2 2

Sold Price

\$490,000

Sold Date

08-Nov-18

Distance

1.28km



3 Tilley Walk Roxburgh Park VIC 3064

3 2 1

Sold Price ^{RS}

\$502,500

Sold Date

29-Mar-19

Distance

1.32km

RS = Recent sale

UN = Undisclosed Sale

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