

## Statement of Information

Section 47AF of the Estate Agents Act 1980

### Property offered for sale Lot 3, 26 Stevenson Road, BANNOCKBURN 3331

#### Indicative selling price

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

**Single price \$379,000**

#### Median sale price

Median **House** for **BANNOCKBURN** for period **Apr 2019 - Apr 2019**

Sourced from [realestate.com.au](http://realestate.com.au).

**\$535,000**

#### 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.

**45 Scotland Court,**  
Bannockburn 3331

Price **\$410,000** Sold 02  
April 2019

**41 Geelong Road,**  
Bannockburn 3331

Price **\$440,000** Sold 11  
February 2019

**149 Glenavon,**  
Bannockburn 3331

Price **\$360,000** Sold 01  
October 2018

This Statement of Information was prepared on 16th Sep 2019

#### 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 [realestate.com.au](http://realestate.com.au).

House

#### Stockdale & Leggo Bannockburn

4 High Street,  
Bannockburn VIC 3331

#### Contact agents



**Dean Wilson**  
Stockdale & Leggo

03 5281 4444  
0418 521 322

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

**Stockdale  
& Leggo**