



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**9 Ellaroo Cct,  
CLYDE NORTH 3978**

House

3 beds

2 baths

1 parking

### Indicative selling price

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

**Range \$470,000 - \$510,000**

### Median sale price

Median **House** for **CLYDE NORTH** for period **Apr 2018 - Apr 2018**

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

**\$535,000**

### Comparable property sales

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

**10 Broker Street,**  
Clyde North 3978

**Price \$560,000** Sold 24 April  
2018

**74 Glenelg Street,**  
Clyde North 3978

**Price \$550,000** Sold 20 April  
2018

**24 Haflinger Ave,**  
Clyde North 3978

**Price \$535,000** Sold 26  
March 2018

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

### Raine & Horne Lyndhurst

Shop A, 27 Marriott Waters  
Shopping Centre 10-18 Society Ave,  
Lyndhurst VIC 3975

### Contact agents



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**Raine&Horne.**