

## Statement of Information

Section 47AF of the Estate Agents Act 1980

### Property offered for sale 21 Cromie Street, RUPANYUP 3388

#### Indicative selling price

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

**Single price \$90,000**

#### Median sale price

Median **House** for **RUPANYUP** for period **Oct 2018 - Sep 2019**

Sourced from **Price finder**.

**\$94,000**

#### 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.

**26 Frayne Street,**  
Rup anyup 3388

**Price \$95,000** Sold 01  
November 2018

**1 Beryl Street,**  
Rup anyup 3388

**Price \$108,000** Sold 05 July  
2019

**48 Dyer Street,**  
Rup anyup 3388

**Price \$93,000** Sold 24 June  
2019

This Statement of Information was prepared on 2nd Dec 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 Price finder.

House

2 beds

1 baths

1 parking

#### Ray White Horsham

16C Darlot Street,  
Horsham VIC 3400

#### Contact agents



**Cody Effrett**  
Ray White

0477 942 026

[cody.effrett@raywhite.com](mailto:cody.effrett@raywhite.com)

**RayWhite**