

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2 Nesci Court, INVERLOCH 3996

House



4 beds



2 baths



5 parking

### Indicative selling price

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

**Single price \$810,000**

### Median sale price

Median **House** for **INVERLOCH** for period **Jan 2017 - Sep 2017**

Sourced from **Pricefinder**.

**\$486,000**

### Comparable property sales

These are the three properties sold within five kilo metres 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.

**30 Settlers Lane,**  
Inverloch 3996

Price **\$1,050,000** Sold 04  
April 2017

**38 John Flagg Rise,**  
Inverloch 3996

Price **\$1,155,000** Sold 25  
February 2017

**15 Cooper Lane,**  
Inverloch 3996

Price **\$955,000** Sold 05  
October 2017

### 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 Pricefinder.

### Stockdale & Leggo Inverloch

2A A'Beckett Street,  
Inverloch VIC 3996

### Contact agents



**Adam Leys**  
Stockdale & Leggo

03 56 74 39 77  
0407 047 674  
[adaml@stockdaleleggo.com.au](mailto:adaml@stockdaleleggo.com.au)



**Glenn Bolam**  
Stockdale & Leggo

03 56 74 39 77  
0419 219 828  
[glenn@stockdaleleggo.com.au](mailto:glenn@stockdaleleggo.com.au)