



YPA St Albans

M 03 9364 1888
E stalbans@ypa.com.au

STATEMENT OF INFORMATION

Prepared on 10 Oct 2018

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

67 Concord Circuit Albanvale VIC 3021

4 2 1

Indicative Selling Price

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

Range between \$540,000 & \$580,000

Median Sale Price

\$555,000 Houses in Albanvale between 01 Oct 2017 - 30 Sep 2018

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.



53 McCann Drive Albanvale VIC 3021

4 2 2

Sold Price **\$540,000** Sold Date **18-Jul-18**

Distance **0.08km**



24 Wintersun Drive Albanvale VIC 3021

4 2 2

Sold Price **\$560,000** Sold Date **31-Jul-18**

Distance **0.31km**



59 Tarlee Drive Albanvale VIC 3021

4 2 2

Sold Price **\$580,000** Sold Date **13-Jun-18**

Distance **0.37km**

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