

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

9/57 Woyna Avenue,  
CAPEL SOUND 3940

### Indicative selling price

2 Bedroom Unit

Range **\$580,000 - \$630,000**

### Suburb unit median sale price

Median Unit for **CAPEL SOUND** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

**\$472,000**

### Comparable property sales

These are the three units 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.

#### 2 Bedroom Unit

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months

### 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.

Unit

3 beds

2 baths

1 parking

### Stockdale & Leggo Dromana-Rosebud

1159-1165 Point Nepean Road,  
Rosebud VIC 3939

### Contact agents



**Darrin Marr**  
Stockdale & Leggo

03 5987 3233  
0409 066 933

darrin.marr@stockdaleleggo.com.au

**Stockdale  
& Leggo**

