

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 13 Brucewater Court, BROADFORD 3658

## Indicative selling price

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

**Range \$495,000 - \$540,000**

## Median sale price

Median **House** for **BROADFORD** for period **Jan 2019 - May 2019**

Sourced from **Pricefinder**.

**\$397,500**

## Comparable property sales

**10 Brucewater Court,**  
Broadford 3658

**Price \$545,000** Sold 07  
December 2018

**3 Brucewater Court,**  
Broadford 3658

**Price \$585,000** Sold 30  
November 2018

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months

This Statement of Information was prepared on 16th Sep 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 Pricefinder.

House

3 beds

2 baths

4 parking

## Rodwells Ruralco - Central Region

38 Emily Street,  
Seymour VIC 3660

## Contact agents



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