buxton

STATEMENT OF INFORMATION

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

19 Ayrvale Avenue, Lake Gardens, VIC 3355

Indicative selling price

\$410,000 - \$440,000

Range between

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

Median sale price

Median price \$ 600,000

*Delete house or unit as applicable

Suburb LAKE GARDENS

Period 22/09/2018 - 21/03/2019

Source Price Finder

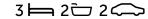
Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



60 CINNAMON DRIVE LAKE GARDENS

Normal Sale \$485,000 Date Sold 11/12/2018 Land 374 sgm





13 FORE STREET LAKE WENDOUREE

Agents Advice - Sale *\$420,000 Date Sold 25/02/2019 Land 1011 sqm





28 NORFOLK AVENUE LAKE GARDENS

Normal Sale \$405,000 Date Sold 02/11/2018 Land 300 sqm 4 **=** 1 **=** 1 **=**