



STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

92 Rosslyn Avenue Seaford VIC 3198

4 1 1

Indicative Selling Price

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

Range between \$820,000 & \$870,000

Median Sale Price

\$680,000 Houses in Seaford between Sep 2017 - Aug 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.



101 Rosslyn Avenue Seaford VIC 3198

3 1 5

Sold Price **\$870,000** Sold Date **16-Apr-18**

Distance **0.09km**



159 Fortescue Avenue Seaford VIC 3198

3 1 1

Sold Price **\$815,000** Sold Date **19-Apr-18**

Distance **0.35km**



25 Rosslyn Avenue Seaford VIC 3198

4 1 2

Sold Price **\$840,000** Sold Date **25-Aug-18**

Distance **0.63km**

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