

Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address: 21 Tranter Square, Lynbrook 3975

Indicative selling price

Range between: \$560,000 to \$610,000

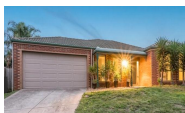
Median sale price

Median Price: \$550,000 House Suburb: Lynbrook

Period - From: May 2017 Source: RP Data

Comparable property sales

Below are the three properties sold within two kilometers of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.



3 Keystone Court Lynbrook

3 Bed 2 Bath 2 Car

Sold \$590,000
Date Sold 26/05/17
Land 605 SqM



9 Macleod Way Lynbrook

3 Bed 2 Bath 2 Car

Sold \$597,500
Date Sold 01/07/17
Land 588 SqM



4 Nirringa Drive Hampton Park

3 Bed 2 Bath 2 Car

Sold \$575,000
Date Sold 04/07/17
Land 537 SqM