

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 31 SUSSEX AVENUE, CRANBOURNE NORTH 3977

Indicative selling price

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

Range \$675,000 - \$715,000

Median sale price

Median **HOUSE** for **CRANBOURNE NORTH** for period **Nov 2018 - Oct 2019**

Sourced from **CORELOGIC**.

\$570,000

Comparable property sales

These are the three properties 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.

34 SUSSEX AV,
CRANBOURNE NORTH 3977

Price **\$712,500** Sold 11
October 2019

53 VON NIDA DRIVE,
CRANBOURNE NORTH 3977

Price **\$693,000** Sold 22
August 2019

16 TREVINO WAY,
CRANBOURNE NORTH 3977

Price **\$690,000** Sold 01 July
2019

This Statement of Information was prepared on 2nd Dec 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 CORELOGIC.

HOUSE

4 beds

2 baths

2 parking

Area Specialist Casey

142 High Street,
Cranbourne VIC 3977

Contact agents



Kuljit Khaira

03 9088 4194
0433 872 814

kuljit@areaspecialist.net.au

AREASPECIALIST