

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 14B CHARLES STREET, KOO WEE RUP 3981

### Indicative selling price

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

**Range \$185,000 - \$200,000**

### Median sale price

Median **Vacant Land** for **KOO WEE RUP** for period **Jul 2018 - Jun 2019**

Sourced from **PRICEFINDER**.

**\$312,500**

### 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.

**6 FOX ROAD ,**  
KOO WE RUP 3981

Price **\$305,000** Sold 21  
January 2019

**5 FOX ROAD ,**  
KOO WE RUP 3981

Price **\$349,950** Sold 24  
January 2019

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

### 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.

Vacant Land

### Stockdale & Leggo Pakenham

9/22 - 26 Bald Hill Road,  
Pakenham VIC 3810

### Contact agents



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