

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

7 McArthurs Road,  
SOUTH MORANG 3752

Indicative selling price

**\$530,000 - \$580,000**

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

Median sale price

**\$515,000**

Median **House** for **South Morang** for period **Mar 2017 - Apr 2017**  
Sourced from [realestate.com.au](http://realestate.com.au).

## Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**9 Arrowgrass Street,**  
South Morang 3752 **\$580,000** Sold 10 December 2016

**10 Howatt Place,**  
South Morang 3752 **\$560,000** Sold 27 March 2016

**31 Yellowbox Avenue,**  
South Morang 3752 **\$527,481** Sold 28 March 2016

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 [realestate.com.au](http://realestate.com.au).

House

 **3 beds**

 **2 baths**

 **2 parking**

## Contact agents

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