

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

19 Saade Street, Epsom VIC 3551

Indicative selling price

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

Range Between \$399,000 & \$419,000

Median sale price

Median Price \$357,500 House ☒ or locality Suburb Epsom

Period - From Jan 2017 to Oct 2017 Source Pricefinder

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 9 Greenfield Dr, Epsom VIC 3551	\$435,000	07/06/2016
2 59 Kennewell St, White Hills VIC 3550	\$400,000	19/01/2017
3 70 Midland Highway, Epsom VIC 3551	\$390,000	21/12/2016