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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

5 Artfield Street Cranbourne East VIC 3977

3 2 2

Indicative Selling Price

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

Range between \$500,000 & \$550,000

Median Sale Price

\$567,000 Houses in Cranbourne east between 01 May 2018 - 30 Apr 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**6 Howden Street Cranbourne East
VIC 3977**

3 2 2

Sold Price

\$530,000

Sold Date

11-Mar-19

Distance

0.28km



**64 Elmslie Drive Cranbourne East
VIC 3977**

3 2 2

Sold Price

\$525,000

Sold Date

05-Apr-19

Distance

0.31km



**13 Archers Field Drive Cranbourne
East VIC 3977**

3 2 2

Sold Price

\$516,500

Sold Date

26-Feb-19

Distance

0.66km

RS = Recent sale

UN = Undisclosed Sale

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