



Statement of Information

Sections 47AF of the Estate Agents Act 1980

42 Caravelle Crescent, STRATHMORE HEIGHTS 3041

House

5 beds

3 baths

3 parking

Indicative selling price

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

Range \$880,000 - \$950,000

Median sale price

Median **House** for **STRATHMORE HEIGHTS** for period **Jul 2017 - Sep 2017**

Sourced from **REIV**.

\$850,000

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.

7 Caravelle Crescent,
Strathmore Heights 3041

Price \$1,000,000 Sold 19 August 2017

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

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 REIV.

Contact agents

 **Anthony Elliott**

03 9379 4833

0433 171 740

anthony@frankdowling.com.au

 **Frank Dowling**

Frank Dowling Real Estate

1047 Mt Alexander Road,
Essendon VIC 3040