



Statement of Information

Section 47AF of the Estate Agents Act 1980

18 Baudelaire Avenue
Wantirna VIC 3152

Indicative selling price

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

\$880,000 - \$960,000

Median sale price

\$915,000

Median **House** price for **Wantirna** from **Corelogic** from the 01/03/2020 – 28/02/2021

Comparable Property Sales

****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.**

21 Linsley Way
Wantirna VIC 3152

\$925,000

Sold 21st of October 2020

10 Napier Close
Wantirna VIC 3152

\$911,000

Sold 9th of December 2020

House



4 Bed



2 Bath



2 Car

Harcourts Wantirna
Shop 5/249 Stud Road
Wantirna VIC 3152

This Statement of Information was prepared on: 2nd of March 2021

Harcourts