

STATEMENT OF INFORMATION

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address including suburb and postcode

66 Dorset Drive, Alfredton, VIC 3350

Indicative selling price

\$ 575,000 - \$595,000

Range between

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

Median sale price

Median price
\$ 0

House

*Delete house or unit as applicable

Suburb

Period
11/08/2018 - 07/02/2019

Source
Price Finder

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



**141 ASPECT PARADE
ALFREDTON**

4 2 2

Normal Sale \$672,500
Date Sold 06/11/2018
Land 664 sqm



**2 JACOB COURT
ALFREDTON**

4 2 4

Agents Advice - Sale *\$575,000
Date Sold 22/01/2019
Land 885 sqm



**83 ALFREDTON DRIVE
ALFREDTON**

4 2 4

Normal Sale \$550,000
Date Sold 08/10/2018
Land 729 sqm