



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 44 Langstaffe Drive, WENDOUREE 3355

Indicative selling price

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

Range \$375,000 - \$385,000

Median sale price

Median **House** for **WENDOUREE** for period **Sep 2018 - Aug 2019**

Sourced from **Corelogic**.

\$327,000

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 the most comparable to the property for sale.

22 Rozel Avenue, Wendouree 3355	Price \$360,000 Sold 27 April 2018
70 Marie Crescent, Wendouree 3355	Price \$372,500 Sold 10 July 2018
48 Cambridge Street, Wendouree 3355	Price \$355,000 Sold 09 November 2018

This Statement of Information was prepared on 1st Oct 2019

Additional Information

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 Corelogic.

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Contact agents



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