

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode 373 Twentieth Street, Cardross, VIC 3496

Indicative selling price

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

Price Range

\$485,000

&

\$533,500

Median sale price

Median price

\$375,000

Property Type

House

Suburb

Cardross (3496)

Period - From

01/10/2020

to

30/09/2021

Source

Pricefinder

Comparable property sales

A 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
304 NINETEENTH STREET, IRYMPLE VIC 3498	\$490,000	22/03/2021
87 COORONG AVENUE, IRYMPLE VIC 3498	\$440,000	09/02/2021
114 BOOBOOK AVENUE, CARDROSS VIC 3496	\$500,000	17/05/2021

This Statement of Information was prepared on: 07/10/2021