



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 37 St Phillack Crescent, RAWSON 3825

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$179,000**

### Median sale price

Median **House** for **RAWSON** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

**\$156,500**

### 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.

<b>54 White law Court,</b> Rawson 3825	<b>Price \$200,000</b> Sold 13 April 2017
<b>3 Jordan Court,</b> Rawson 3825	<b>Price \$153,000</b> Sold 17 July 2017
<b>2 Matlock Court,</b> Rawson 3825	<b>Price \$140,000</b> Sold 28 October 2017

### 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 Pricefinder.

#### John Kerr & Associates Real Estate Pty Ltd

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### Contact agents



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