



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 33 South Crescent, EILDON 3713

House



3 beds



2 baths



2 parking

## Indicative selling price

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

**Single price \$340,000**

## Median sale price

Median **House** for **EILDON** for period **Jan 2018 - Nov 2018**

Sourced from **Pricefinder**.

**\$262,000**

## 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.

**23 Park Ave,**  
Eildon 3713

**Price \$345,000** Sold 24  
September 2018

**2 Tenth Street,**  
Eildon 3713

**Price \$313,000** Sold 01  
August 2018

**31 South Cres,**  
Eildon 3713

**Price \$320,000** Sold 22 May  
2018

This Statement of Information was prepared on 16th Sep 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 Pricefinder.

## Rodwells Ruralco - Central Region

38 Emily Street,  
Seymour VIC 3660

## Contact agents



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