

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**18 Amberley Drive,  
PAKENHAM 3810**

### Indicative selling price

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

**Range \$510,000 - \$550,000**

### Median sale price

Median **House** for **PAKENHAM** for period **Oct 2017 - Sep 2018**

Sourced from **Corelogic**.

**\$520,000**

### 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.

**5 Streeton Court,**  
Pakenham 3810

**Price \$560,000** Sold 19 June  
2018

**37 Clifford Drive,**  
Pakenham 3810

**Price \$550,000** Sold 01  
October 2018

**70 Sandalwood Drive,**  
Pakenham 3810

**Price \$560,000** Sold 15 July  
2018

### 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.

House



4 beds



2 baths



2 parking

**Grant's Estate Agents - Narre Warren**

9 Webb Street,  
Narre Warren VIC 3805

### Contact agents



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