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STATEMENT OF INFORMATION

Prepared on 25 Aug 2017

HOUSE Offered for Sale

14 Mavis Crescent Kings Park VIC 3021

3 1 1

Indicative Selling Price

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

Range between \$580,000 & \$630,000

Median Sale Price

\$450,000 Houses in Kings park between Aug 2016 - Jul 2017

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



5 Kings Road Kings Park VIC 3021

4 2 2

Sold Price

\$580,000

Sold Date **09-Aug-17**

Distance **0.94km**



5 Sword Walk Kings Park VIC 3021

4 2 2

Sold Price

\$595,000

Sold Date **09-Jul-17**

Distance **1.3km**



32-34 Balnarring Drive Kings Park VIC 3021

3 2 2

Sold Price

\$690,000

Sold Date **11-Mar-17**

Distance **1.19km**

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