



Statement of Information

Sections 47AF of the Estate Agents Act 1980

37A Watsons Road,
MOE 3825

House



4 beds



2 baths



2 parking

Indicative selling price

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

Range \$280,000 - \$308,000

Median sale price

Median **House** for **MOE** for period **Apr 2018 - Mar 2019**

Sourced from **pricefinder**.

\$205,000

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.

5 Leonis Court,
MOE 3825

Price \$310,000 Sold 14
December 2018

19 Scorpio Drive,
MOE 3825

Price \$300,000 Sold 01
March 2019

52 Hampton Street,
MOE 3825

Price \$299,000 Sold 15
December 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 pricefinder.

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