



STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

2/41 Flinns Road Eastwood VIC 3875

3 2 2

Indicative Selling Price

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

Single Price \$299,000

Median Sale Price

\$385,000 Houses in Eastwood between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



3 Eastern View Drive Eastwood VIC 3875 Sold Price **\$297,500** Sold Date **24-Apr-18**

3 2 2

Distance **0.85km**



2 Tairua Place Eastwood VIC 3875 Sold Price **\$290,000** Sold Date **20-Nov-17**

3 2 2

Distance **1.44km**



2 Morekana Crescent Eastwood VIC 3875 Sold Price **\$297,000** Sold Date **29-Jun-17**

3 2 2

Distance **1.66km**

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