



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**28 Ashton Road,  
FERNTREE GULLY 3156**

### Indicative selling price

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

**Range \$675,000 - \$690,000**

### Median sale price

Median **House** for **FERNTREE GULLY** for period **Apr 2018 - Apr 2019**

Sourced from **Realestate.com.au**.

**\$700,000**

### 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.

**23 Merricks Close,**  
Ferntree Gully 3156

Price **\$690,000** Sold 07 May  
2019

**22 Lynn Drive,**  
Ferntree Gully 3156

Price **\$700,000** Sold 27 April  
2019

**85 Ormonde Road,**  
Ferntree Gully 3156

Price **\$750,000** Sold 02 May  
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 [Realestate.com.au](http://Realestate.com.au).

House


4 beds

2 baths

#### One Agency Zhu Property

2/333 Wantirna Road,  
Wantirna VIC 3152

#### Contact agents

 Jerry ZHU

040 1753099

[jerryzhu@oneagency.com.au](mailto:jerryzhu@oneagency.com.au)

 Debbie Yu

[infozhu@oneagency.com.au](mailto:infozhu@oneagency.com.au)

**ONEAGENCY**  
ZHU PROPERTY