

Statement of Information

Sections 47AF of the Estate Agents Act 1980

2 Muscovy Drive, GROVEDALE 3216

Indicative selling price

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

Range \$419,000 - \$459,000

Median sale price

Median **House** for **GROVEDALE** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

\$460,000

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.

9 Diaz Drive,
Grovedale 3216

Price **\$460,000** Sold 24
January 2018

21 Carstairs Close,
Grovedale 3216

Price **\$468,000** Sold 04
February 2018

5 Emile Place,
Grovedale 3216

Price **\$480,000** Sold 03
April 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.

House

3 beds

2 baths

2 parking

**Team 3216 Pty Ltd t/as
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Contact agents



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