



YPA St Albans
M 03 9364 1888
E stalbans@ypa.com.au

STATEMENT OF INFORMATION

Prepared on 16 Feb 2018

HOUSE Offered for Sale

9 Fernhill Court Albanvale VIC 3021

3 2 1

Indicative Selling Price

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

Range between \$550,000 & \$580,000

Median Sale Price

\$512,500 Houses in Albanvale between Feb 2017 - Jan 2018

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.



4 Windbreak Court Albanvale VIC 3021

3 2 2

Sold Price

\$555,000

Sold Date

02-Sep-17

Distance

0.26km



39 Evergreen Avenue Albanvale VIC 3021

3 2 1

Sold Price

\$562,000

Sold Date

30-Jan-18

Distance

0.19km



8 Urban Place Albanvale VIC 3021

3 2 2

Sold Price

\$610,000

Sold Date

11-Nov-17

Distance

0.82km

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