



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**2/21 Waurnvale Drive,
BELMONT 3216**

Indicative selling price

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

Range \$589,000 - \$645,000

Median sale price

Median **House** for **BELMONT** for period **Oct 2017 - Sep 2018**

Sourced from **Pricefinder**.

\$360,000

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.

2/34 Summit Avenue,
Belmont 3216

Price \$615,000 Sold 11
September 2018

8 Roslyn Road,
Belmont 3216

Price \$610,000 Sold 16
March 2018

2/35 Digby Avenue,
Belmont 3216

Price \$580,000 Sold 22
September 2017

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



4 beds



2 baths



2 parking

**Team 3219 Pty Ltd t/as
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Contact agents



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