

Statement of Information

Sections 47AF of the Estate Agents Act 1980

**456 Carrs Creek Road,
LONGFORD 3851**

Indicative selling price

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

Single price \$440,000

Median sale price

Median **House** for **longford** for period **Jul 2016 - Jun 2017**

Sourced from **pricefinder**.

\$432,000

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.

579 Seaspray Rd,
Longford 3851

Price \$390,000 Sold 06 February 2017

216 cochrane rd,
seaspray 3851

Price \$450,000 Sold 16 December 2016

348 Nicholls Rd,
SEASPRAY 3851

Price \$376,000 Sold 08 July 2016

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


1 baths


4 parking

Contact agents

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Elders Real Estate Sale

2 - 8 Maffra Sale Road,
Sale VIC 3850