



## Statement of Information

Section 47AF of the Estate Agents Act 1980

3 Giselle Avenue,  
Wantirna South VIC 3152

Indicative selling price

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

**\$850,000 - \$930,000**

Median sale price

**\$1,200,000**

Median **House** price for **Wantirna South** from **Corelogic** from the 01/03/2021 – 28/02/2022.

## Comparable Property Sales

**\*\***The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

House



3 Bed



3 Bath



1 Car

**Harcourts Wantirna**  
Shop 5/249 Stud Road  
Wantirna VIC 3152

**Harcourts**

This Statement of Information was prepared on: 25<sup>th</sup> of March 2022