



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**21 Stenocarpus Drive,  
DOVETON 3177**

House



4 beds



2 baths



3 parking

### Indicative selling price

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

**Range \$550,000 - \$605,000**

### Median sale price

Median **House** for **DOVETON** for period **Apr 2018 - Apr 2018**

Sourced from [realestate.com](http://realestate.com).

**\$504,500**

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**15 Louis Street,**  
Doveton 3177

**Price \$633,000** Sold 18 April  
2018

**3 Cercis Court,**  
Doveton 3177

**Price \$582,000** Sold 23  
January 2018

**16 Claret Street,**  
Doveton 3177

**Price \$600,000** Sold 10  
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 [realestate.com](http://realestate.com).

### Elizabeth Treonze Real Estate

Shop A, 27 Marriott Waters  
Shopping Centre 10-18 Society Ave,  
Lyndhurst VIC 3975

### Contact agents



**Brett Lynch**

0408051255

[brett@etrealestate.com.au](mailto:brett@etrealestate.com.au)



**Elizabeth Treonze**

03 8738 5117

0408 803 804

[elizabeth@etrealestate.com.au](mailto:elizabeth@etrealestate.com.au)

