

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 9 Hector Close, BITTERN 3918

Indicative selling price

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

Range \$710,000 - \$760,000

Median sale price

Median **House** for **BITTERN** for period **Oct 2018 - Oct 2019**
Sourced from **REA**.

\$655,000

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.

22 Hector Close, Bittern 3918	Price \$635,000 Sold 08 November 2018
1 Wilson Avenue, Bittern 3918	Price \$675,000 Sold 21 December 2018
45 The Bittern Blvd, Bittern 3918	Price \$655,000 Sold 21 July 2018

This Statement of Information was prepared on 13th Dec 2019

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 REA.

House

3 beds

2 baths

2 parking

Stockdale & Leggo Hastings

69 High St,
Hastings VIC 3915

Contact agents



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**Stockdale
& Leggo**