

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 27 Pethajohn Parade, GROVEDALE 3216

### Indicative selling price

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

**Range \$695,000 - \$759,000**

### Median sale price

Median **House** for **GROVEDALE** for period **Oct 2018 - Mar 2019**

Sourced from **Pricefinder**.

**\$500,000**

### 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.

**85 Rossack Drive,**  
Grovedale 3216

**Price \$725,000** Sold 31 May  
2019

**15 Janmar Court,**  
Grovedale 3216

**Price \$752,000** Sold 18  
December 2018

**120 Rossack Drive,**  
Grovedale 3216

**Price \$725,000** Sold 05 July  
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 Pricefinder.

House



4 beds



2 baths



2 parking

**Team 3219 Pty Ltd t/as  
Hayeswinckle Agent**

267 Myers Street,  
East Geelong VIC 3219

### Contact agents



**Tiffany Simpson**

5229 4440  
0417 149 049

[tiffany.simpson@hayeswinckle.com.au](mailto:tiffany.simpson@hayeswinckle.com.au)



**Stacey Billerwell**

03 5229 4440  
0419 713 330

[stacey.hayes@hayeswinckle.com.au](mailto:stacey.hayes@hayeswinckle.com.au)

**[hayeswinckle]**