



## Statement of Information

Section 47AF of the Estate Agents Act 1980

50 Grammar Parade,  
Wantirna VIC 3152

Indicative selling price

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

**\$1,200,000 - \$1,300,000**

Median sale price

**\$1,076,000**

Median **House** price for **Wantirna** from **Corelogic** from the 01/04/2022 – 31/03/2022.

## 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



5 Bed



3 Bath



2 Car

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

**Harcourts**

This Statement of Information was prepared on: 26<sup>th</sup> of April 2022