

Statement of Information

Section 47AF of the Estate Agents Act 1980

25 Piccadilly Avenue Wantirna South VIC 3152

Indicative selling price

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

\$850,000 - \$935,000

Median sale price

\$915,000

Median **House** price for **Wantirna South from REIV** from the 01/04/2019 to 30/06/2019.

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 most comparable to the property for sale.

18 Piccadilly Avenue Wantirna South VIC 3152	\$880,000	Sold 27 th of April 2019
4 Aminya Court Wantirna VIC 3152	\$870,000	Sold 6 th of June 2019
36 Greenock Crescent Wantirna VIC 3152	\$863,000	Sold 27 th of July 2019

House



4 Bed



2 Bath



2 Car

Harcourts Wantirna
Shop 5/249 Stud Road
Wantirna VIC 3152

Harcourts

This Statement of Information was prepared on: 15th of October 2019