

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**31 Melzak Way,
BERWICK 3806**

Indicative selling price

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

Range \$465,000 - \$510,000

Median sale price

Median **House** for **BERWICK** for period **Oct 2018 - Sep 2019**

Sourced from **CoreLogic**.

\$669,000

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.

23 Llano Circuit,
Berwick 3806

Price \$508,000 Sold 27
August 2019

1 Balmaceda Court,
Berwick 3806

Price \$517,000 Sold 20 July
2019

4 Llano Circuit,
Berwick 3806

Price \$493,000 Sold 17 June
2019

This Statement of Information was prepared on 8th Oct 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 CoreLogic.

House



3 beds



2 baths



1 parking

Grant's Estate Agents - Berwick

3a Gloucester Ave,
BERWICK VIC 3806

Contact agents



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