

Statement of Information

Sections 47AF of the Estate Agents Act 1980

5 Smith Road, THE GURDIES 3984

Indicative selling price

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

Single price \$695,000

Median sale price

Not provided

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.

121 The Shunt Off,
The Gurdies 3984

Price \$620,000 Sold 17
January 2017

85 Gurdies-St Helier Road,
The Gurdies 3984

Price \$670,000 Sold 12 May
2017

20 Woodland Close,
The Gurdies 3984

Price \$600,000 Sold 23
August 2016

Additional Information

Median Price: When this Statement of Information was prepared, publicly available information providing median sale prices of residential property in the suburb or locality in which the property offered for sale is situated, and our sales records (if any) did not provide a median sale price that met the requirements of section 47AF (2)(b) of the Estate Agents Act 1980.

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 .

House



3 beds



1 bath



4 parking

Contact agents



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**Stockdale
& Leggo**