

PLANS & PERMIT APPROVED FOR 3 NEW HOMES!

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

31 Major Road,  
FAWKNER 3060

House

 **3 beds**

 **1 baths**

 **2 parking**

### Indicative selling price

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

**Range from \$750,000 -  
\$800,000**

### Median sale price

Median **House** for **FAWKNER** for period **Mar 2017 - Jun 2017**  
Sourced from **PDOL**.

**\$710,000**

### 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.

**8 Baird Street,** Price **\$761,000** Sold 24 June 2017  
Fawkner 3060

**9 Argyle Street,** Price **\$745,000** Sold 05 August 2017  
Fawkner 3060

**16 Lynch Road,** Price **\$775,000** Sold 03 June 2017  
Fawkner 3060

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 PDOL.

### Contact agents

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