

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

80 Henry Road,  
PAKENHAM 3810

### Indicative selling price

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

**Range \$430,000 - \$455,000**

### Median sale price

Median **House** for **PAKENHAM** for period **Dec 2018 - Mar 2019**

Sourced from **RP Data**.

**\$520,000**

### 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.

**22 Currawong Cres,**  
Pakenham 3810

**Price \$447,000** Sold 03  
January 2019

**15 Bronzewing Street,**  
Pakenham 3810

**Price \$465,000** Sold 16  
January 2019

**57 Victory Drive,**  
Pakenham 3810

**Price \$505,000** Sold 21  
March 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 RP Data.

House

4 beds

2 baths

2 parking

**Grant's Estate Agents - Narre Warren**

9 Webb Street,  
Narre Warren VIC 3805

### Contact agents



**Gavin Coyne**

Grant's Estate Agents

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