



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2 Harbour Drive, PATTERSON LAKES 3197

House

4 beds

2 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 \$830,000 - \$865,000**

## Median sale price

Median **House** for **PATTERSON LAKES** for period **Jan 2018 - Dec 2018**

Sourced from **Pricefinder**.

**\$950,000**

## 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.

**12 Lady Wellington Court,**  
PATTERSON LAKES 3197

**Price \$863,000** Sold 30  
October 2018

**31 Governor Arthur Drive,**  
PATTERSON LAKES 3197

**Price \$845,000** Sold 19  
December 2018

**7 Tasman Court,**  
PATTERSON LAKES 3197

**Price \$865,000** Sold 20  
November 2018

## 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 Pricefinder.

## Ray White Chelsea

394 - 395 Nepean Highway,  
Chelsea VIC 3196

## Contact agents



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**RayWhite**