



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**43 Chapmans Road,  
TRAFALGAR 3824**

### Indicative selling price

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

**Range \$300,000 - \$330,000**

### Median sale price

Median **House** for **T RAFALGAR** for period **Nov 2016 - Oct 2017**

Sourced from **Pricefinder**.

**\$325,000**

### 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.

**13 Poplar Close ,**  
Trafalgar 3824 **Price \$331,000** Sold 03 July 2017

**14 Summerlea Street,**  
Trafalgar 3824 **Price \$318,000** Sold 15 June 2016

**61 Contingent Street,**  
Trafalgar 3824 **Price \$325,000** Sold 16 November 2016

### 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.

House



4 beds



2 baths



3 parking

### Contact agents



**Peter Heathcote**

0 488 024 172

[peter@johnkerr.com.au](mailto:peter@johnkerr.com.au)



**Ben Codling**

0 448 108 558

[ben@johnkerr.com.au](mailto:ben@johnkerr.com.au)

**JOHN KERR**

T - 03 5633 1666  
[johnkerr.com.au](http://johnkerr.com.au)

2/87 Princes Highway  
Trafalgar Victoria 3824

2/87 Princes Highway,  
Trafalgar VIC 3824