



Statement of Information

Sections 47AF of the Estate Agents Act 1980

23 Beechwood Drive, LYNDHURST 3975

Indicative selling price

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

Range \$670,000 - \$720,000

Median sale price

Median **House** for **LYNDHURST** for period **Jul 2019 - Aug 2019**

Sourced from realestate.com.au.

\$690,000

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.

9 Melington Drive, LYNDHURST 3975	Price \$690,000 Sold 16 July 2019
9 Brookwater Parade, LYNDHURST 3975	Price \$707,500 Sold 30 July 2019
24 Carabeen Way, LYNDHURST 3975	Price \$682,500 Sold 21 May 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 realestate.com.au.

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