

Statement of Information

Sections 47AF of the Estate Agents Act 1980

9 Nethercote Drive, MOUNT WAVERLEY 3149

Indicative selling price

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

Range from \$ 1,280,000 - \$ 1,380,000

Median sale price

Median **House** for **MOUNT WAVERLEY** for period **Sep 2016 - Mar 2017**
Sourced from **Pricefinder**.

\$ 1,325,000

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

4 Josephine Avenue,
MOUNT WAVERLEY 3149

Price \$ 1,371,000 Sold 23 March 2017

48 Gordon Road,
MOUNT WAVERLEY 3149

Price \$ 1,320,000 Sold 26 December 2016

20 Tarella Drive,
MOUNT WAVERLEY 3149

Price \$ 1,399,000 Sold 08 April 2017

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


5 beds


3 baths


2 parking

Contact agents

 **Ming Xu**
Biggin & Scott

03 9560 8888
0400 655 610
mxu@bigginscott.com.au

Biggin & Scott Glen Waverley

45 Myrtle Street,
Glen Waverley VIC 3150