

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 4 Dunstan Road, Point Cook

Indicative selling price

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

Between \$580,000 & \$620,000

Median sale price

(*Delete house or unit as applicable)

Median price \$630,000 *House ☒ Point Cook

Period - From September to December Source REIV

Comparable property sales

A* 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
66 Seagrass Crescent Point Cook	\$610.000	Oct 2018
18 Terrine Terrace Point Cook	\$620.000	Oct 2018
23 Campaspe Way Point Cook	\$630.000	June 2018


POINT COOK
REAL ESTATE


SANCTUARY LAKES
REAL ESTATE


WYNDHAM
RESIDENTIAL