

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 4050 Colac-Ballarat Road, ENFIELD 3352

### Indicative selling price

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

**Range \$345,000 - \$355,000**

### Median sale price

Median **House** for **ENFIELD** for period **Dec 2016 - Dec 2017**

Sourced from **Price Finder**.

**\$304,250**

### 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.

**547 Hardies Hill Road,**  
GARIBALDI

**Price \$420,000** Sold 08  
December 2017

**121 Grevillea Drive,**  
ENFIELD

**Price \$345,000** Sold 31  
October 2017

**30 Grevillea Drive,**  
ENFIELD

**Price \$370,000** Sold 24  
January 2017

### 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 Price Finder.

House

  
**2 beds**

  
**1 baths**

  
**5 parking**

### Contact agents



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PRDnationwide

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