

## Statement of Information

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address: 8 Feehan Crescent Narre Warren South

### Indicative selling price

Range between: \$580,000 to \$620,000

Median sale price

Median Price: \$638,500 Suburb: Narre Warren South

Period - From: 01 May 2018 to 31 April 2019

Source: RP Data

### Comparable property sales

Below are the three properties sold within two kilometers 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.



#### **2 Rich Walk Narre Warren South**

**4 Bed 2 Bath 2 Car**

**Sold \$610,000**  
**Date Sold** 19/03/2019  
**Land** 626 SqM



#### **31 Fleet Street Narre Warren South**

**4 Bed 2 Bath 2 Car**

**Sold \$610,000**  
**Date Sold** 09/02/2019  
**Land** 675 SqM



#### **11 Taggerty Crescent Narre Warren South**

**4 Bed 2 Bath 2 Car**

**Sold \$608,000**  
**Date Sold** 09/04/2019  
**Land** 590 SqM