



Statement of Information

Section 47AF of the Estate Agents Act 1980

5 Nizam Court Wantirna VIC 3152

Indicative selling price

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

\$1,050,000 - \$1,150,000

Median sale price

\$1,102,500

Median **House** price for **Wantirna** from **Corelogic** from the 01/10/2021 – 30/09/2022

Comparable Property Sales

****The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.**

12 Glen Barry Road Wantirna VIC 3152	\$1,130,000	Sold 29 th of June 2022
71 Barmah Drive West, Wantirna VIC 3152	\$1,122,000	Sold 22 nd of Oct 2022
4 Robin Court, Wantirna VIC 3152	\$1,100,000	Sold 15 th of Sep 2022

This Statement of Information was prepared on: 25th of October 2022

House



4 Bed



2 Bath



2 Car

Harcourts Wantirna
Shop 5/249 Stud Road
Wantirna VIC 3152

Harcourts