



Statement of Information

Sections 47AF of the Estate Agents Act 1980

60 Langstaffe Drive,
WENDOUREE 3355

House



4 beds



2 baths



2 parking

Indicative selling price

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

Range from \$ 260,000 - \$ 270,000

Median sale price

Median **House** for **WENDOUREE** for period **May 2016 - Mar 2017**

Sourced from **Pricefinder**.

\$ 247,000

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

66 Langstaffe Drive, Price **\$ 285,000** Sold 13 May 2017
Wendouree 3355

42 Langstaffe Drive , Price **\$ 291,000** Sold 03 September 2016
Wendouree 3355

27 Molbray Street, Price **\$ 308,000** Sold 28 October 2016
Wendouree 3355

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.

Contact agents

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