

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

5 ALAPONT CLOSE, PAKENHAM, VIC 3810

Indicative selling price

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

Single Price / Range

\$380,000 to \$418,000

Median sale price

Median price

\$406,500

House

X

Unit


Suburb

PAKENHAM

Period

01 April 2016 to 31 March 2017

Source



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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
17 YELLOW GUM DR, PAKENHAM, VIC 3810	\$380,000	11/02/2017
4 ALAPONT CL, PAKENHAM, VIC 3810	\$387,000	17/01/2017
18 CASCADE WAY, PAKENHAM, VIC 3810	\$394,000	10/01/2017