

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

Property offered for sale - Fitzgerald Avenue, Alfredton Vic 3350

### INDICATIVE SELLING PRICE

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

Range between

\$280,000

&

\$290,000

### MEDIAN SELLING PRICE

Median price

\$282,000

Unit

x

Suburb or  
locality

Alfredton

Period - From

01/04/2017

to

31/03/2018

Source

REIV

### 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 comparable to the property for sale.

Address of comparable property	Price	Date of Sale
6 Bastow La LUCAS 3350	\$319,000	09/05/2018
18 Amana Dr ALFREDTON 3350	\$317,000	30/11/2017
46a Vale St ALFREDTON 3350	\$295,000	03/11/2017



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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.