



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 12 Fairbank Court, ROSEBUD 3939

### Indicative selling price

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

**Range \$580,000 - \$630,000**

### Median sale price

Median **House** for **ROSEBUD** for period **Mar 2018 - Mar 2019**

Sourced from **PRICEFINDER**.

**\$610,000**

### 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.

**31 Dunstone Drive,**  
Rosebud 3939

Price **\$700,000** Sold 01  
February 2019

**19 Poplar Drive,**  
Rosebud 3939

Price **\$630,000** Sold 01  
February 2019

**131 Eastbourne Road,**  
Rosebud 3939

Price **\$595,000** Sold 01  
January 2019

### Additional Information

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.

### Stockdale & Leggo Dromana-Rosebud

1159-1165 Point Nepean Road,  
Rosebud VIC 3939

### Contact agents



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Stockdale & Leggo

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**Stockdale  
& Leggo**