



Statement of Information

Sections 47AF of the Estate Agents Act 1980

61 Meadenhall Drive,
ST ALBANS PARK 3219

Indicative selling price

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

Range \$485,000 - \$535,000

Median sale price

Median **House** for **ST ALBANS PARK** for period **Apr 2018 - Oct 2018**
Sourced from **Pricefinder**.

\$456,500

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.

23 Mayfield Crescent, St Albans Park 3219	Price \$498,000 Sold 03 September 2018
17 Jenna Court, St Albans Park 3219	Price \$520,000 Sold 22 August 2018
42 Homestead Drive, St Albans Park 3219	Price \$515,000 Sold 01 August 2018

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.

House

4 beds

2 baths

2 parking

**Team 3219 Pty Ltd t/as
Hayeswinckle Agent**

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Contact agents



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