

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 12 Higgs Road, DERRIMUT 3026

House



3 beds



2 baths



2 parking

### Indicative selling price

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

## Single price \$589,000

### Median sale price

Median **House** for **DERRIMUT** for period **Dec 2017 - Nov 2018**

Sourced from **Core Logic**.

## \$650,000

### 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 the most comparable to the property for sale.

**63 Stirling Drive,**  
Derrimut 3026

**Price \$656,000** Sold 13  
November 2018

**15 Grosvenor Crescent,**  
Derrimut 3026

**Price \$595,000** Sold 04  
January 2019

**28 Upton Circle,**  
Derrimut 3026

**Price \$606,000** Sold 10  
December 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 Core Logic.

### Stockdale & Leggo Deer Park

Shop 2, 87 Station Road,  
Deer Park VIC 3023

### Contact agents



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