

Statement of Information

Sections 47AF of the Estate Agents Act 1980

1/220 Torquay Road,
GROVEDALE 3216

Indicative selling price

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

Range \$749,000 - \$799,000

Median sale price

Median **House** for **GROVEDALE** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$445,000

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.

20 Knollbrook Close,
Highton 3216

Price \$755,000 Sold 31
January 2018

1 Taylor Court,
Highton 3216

Price \$775,000 Sold 29
March 2018

9 Oakbank Avenue,
Highton 3216

Price \$755,000 Sold 20 June
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**

267 Myers Street,
East Geelong VIC 3219

Contact agents



Tiffany Simpson

5229 4440
0417 149 049

tiffany.simpson@hayeswinckle.com.au

[**hayeswinckle**]