

Statement of Information

Sections 47AF of the Estate Agents Act 1980

**24 Cockatoo Road,
PAKENHAM 3810**

Indicative selling price

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

Range \$480,000 - \$528,000

Median sale price

Median **House** for **PAKENHAM** for period **Nov 2016 - Oct 2017**

Sourced from **CoreLogic**.

\$440,000

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.

1 Pendula Place, Price **\$4,950,000** Sold 26 September 2017
Pakenham 3810

53 Oaklands Way, Price **\$505,000** Sold 04 October 2017
Pakenham 3810

5 Perry Court, Price **\$518,000** Sold 22 September 2017
Pakenham 3810

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 CoreLogic.

House

 **3 beds**

 **2 baths**

 **2 parking**

Contact agents

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