



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 7 Quist Parade, CRANBOURNE WEST 3977

## Indicative selling price

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

**Range \$570,000 - \$610,000**

## Median sale price

Median **House** for **CRANBOURNE WEST** for period **Sep 2019 - Sep 2019**

Sourced from [realestate.com.au](http://realestate.com.au).

**\$573,000**

## 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.

**18 Guinea Flower Dr,**  
Cranbourne West 3977

**Price \$583,000** Sold 26  
September 2019

**12 Statham View,**  
Cranbourne West 3977

**Price \$610,000** Sold 23  
September 2019

**40 Alarah Blvd,**  
Cranbourne West 3977

**Price \$592,200** Sold 31  
August 2019

This Statement of Information was prepared on 3rd Oct 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 [realestate.com.au](http://realestate.com.au).

House  
4 beds 2 baths 2 parking

## Area Specialist Casey

Shop 8/28-32 Gloucester Ave,  
Berwick VIC 3806

## Contact agents



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AREASPECIALIST