



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**35 Inverness Street,
CLARINDA 3169**

House


3 beds


1 baths


1 parking

Indicative selling price

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

Range from \$ 1,100,000 - \$ 1,200,000

Median sale price

Median **House** for **Clarinda** for period **Jun 2016 - May 2017**
Sourced from **CoreLogic**.

\$ 761,000

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.

35 Raleigh Street,
Clarinda 3169

Price \$ 1,255,000 Sold 22 April 2017

40 Elder Street,
Clarinda 3169

Price \$ 1,062,000 Sold 03 June 2017

18 Bodley Street,
Clarinda 3169

Price \$ 1,270,000 Sold 29 April 2017

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.

Contact agents

Eddie Atahi
Grant's Estate Agents

03 970 75555
0413 495 802
eddie.atahi@grantsea.com.au



**Grant's Estate Agents -
Berwick**

3a Gloucester Ave,
BERWICK VIC 3806