



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**2/71 McLeod Road,  
CARRUM 3197**

Unit



2 beds



1 baths



1 parking

### Indicative selling price

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

**Range \$565,000 - \$600,000**

### Median sale price

Median Unit for CARRUM for period Apr 2017 - Sep 2017

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

**\$582,500**

### 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.

**11/26 Valetta Street,  
Carrum 3197**

**Price \$553,500** Sold 23  
September 2017

**2/14 Myola Street,  
Carrum 3197**

**Price \$575,000** Sold 13 May  
2017

**1/34 Canberra Street,  
Carrum 3197**

**Price \$605,000** Sold 20  
April 2017

### 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.com.au](http://Pricefinder.com.au).

### Contact agents



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