

Statement of Information

Sections 47AF of the Estate Agents Act 1980

2 Vance Street,
LILYDALE 3140

House

3 beds

1 baths

2 parking

Indicative selling price

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

Range from \$ 600,000 - \$ 650,000

Median sale price

Median **House** for **Lilydale** for period **Jan 2017 - May 2017**
Sourced from **rpdata**.

\$ 615,000

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

18 Belle Vue, Lilydale 3140	Price \$ 637,000	Sold 08 December 2016
27 Bristol Cres, Lilydale 3140	Price \$ 613,000	Sold 17 March 2017
3 Old Gippsland Road, Lilydale 3140	Price \$ 661,000	Sold 14 February 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 **rpdata**.

Contact agents

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