



Statement of Information

Sections 47AF of the Estate Agents Act 1980

18 Pratts Road KINGLAKE WEST VIC 3757

Indicative selling price

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

\$550,000

Median sale price

\$702,500

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 agents representative considers to be the most comparable to the property for sale.

99 Watsons Road
Kinglake West 3757

Price **\$600,000** Sold 02 May 2018

775 Whittlesea-Kinglake Road
Pheasant Creek 3757

Price **\$475,000** Sold 14 Aug 2017

35 Jorgensen Parade
Pheasant Creek 3757

Price **\$415,000** Sold Oct 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 PDOL.

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