



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**31 Station Street,
DRYSDALE 3222**

Indicative selling price

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

Range \$509,000 - \$549,000

Median sale price

Median **House** for **DRYSDALE** for period **Jul 2018 - Jun 2019**

Sourced from **Pricefinder**.

\$304,992

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.

1 Vron Place,
Drysdale 3222

Price \$530,000 Sold 19
December 2018

3 Humber Way,
Drysdale 3222

Price \$578,500 Sold 30
January 2019

16 Bayvista Parade,
Drysdale 3222

Price \$578,000 Sold 17 May
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 Pricefinder.

House
4 beds 2 baths 2 parking

**Team 3222 Pty Ltd t/as
Hayeswinckle Agent**

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Contact agents



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