



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 21 Casuarina Drive, ROMSEY 3434

### Indicative selling price

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

**Range \$685,000 - \$735,000**

### Median sale price

Median **House** for **ROMSEY** for period **Nov 2018 - May 2019**

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

**\$638,200**

### 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.

**18 Parkside Avenue,**  
Romsey 3434

**Price \$725,000** Sold 29  
October 2019

**27 Main Street,**  
Romsey 3434

**Price \$675,000** Sold 27  
March 2019

**56 Shaw Drive,**  
Romsey 3434

**Price \$700,000** Sold 12  
November 2018

This Statement of Information was prepared on 11th Nov 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 [realestate.com.au](http://realestate.com.au).

#### Leading Real Estate Sunbury

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#### Contact agents



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