

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 7 David Circuit, HILLSIDE 3037

## Indicative selling price

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

**Range \$460,000 - \$470,000**

## Median sale price

Median **Unit** for **HILLSIDE** for period **Apr 2019 - May 2019**

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

**\$480,000**

## 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.

**2/2 Panorama Drive,**  
Hillside 3037

**Price \$505,000** Sold 27 July  
2019

**69 Jade Way,**  
Hillside 3037

**Price \$495,000** Sold 14  
October 2019

**2/8 Westminster Avenue,**  
Hillside 3037

**Price \$465,000** Sold 21  
September 2019

This Statement of Information was prepared on 31st Oct 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).

Unit  
3 beds 2 baths 1 parking

### The Sarain

14/242-244 caroline springs bvd,  
caroline springs VIC 3023

## Contact agents



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