



Statement of Information

Sections 47AF of the Estate Agents Act 1980

33 Mirrabooka Drive, CLIFTON SPRINGS 3222

Indicative selling price

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

Range \$469,000 - \$499,000

Median sale price

Median **House** for **CLIFTON SPRINGS** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

\$422,500

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 agent's representative considers to be the most comparable to the property for sale.

5 Cameo Court,
Clifton Springs 3222

Price **\$470,000** Sold 24
November 2017

48 Bay Shore Ave,
Clifton Springs 3222

Price **\$472,000** Sold 14
March 2018

11 Mirrabooka Drive,
Clifton Springs 3222

Price **\$515,000** Sold 24
October 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 Pricefinder.

House



3 beds



2 baths



2 parking

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

18/15 Hancock Street,
Drysdale VIC 3222

Contact agents



Grace Borg

03 529 73888
0416 646 047

grace.borg@hayeswinckle.com.au