



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**3/42 King Street,  
DANDENONG 3175**

### Indicative selling price

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

**Range \$275,000 - \$299,000**

### Median sale price

Median **Unit** for **DANDENONG** for period **May 2018 - Oct 2018**

Sourced from **Pricefinder**.

**\$345,500**

### 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.

**6/57 Clow Street,**  
Dandenong 3175

Price **\$310,000** Sold 24 July  
2018

**16/3 Market Street,**  
Dandenong 3175

Price **\$300,000** Sold 07  
August 2018

**13/40 Princes Highway,**  
Dandenong 3175

Price **\$290,000** Sold 19 July  
2018

This Statement of Information was prepared on 16th Sep 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.

Unit



2 beds



1 baths



1 parking

#### iSell Group Springvale

287 Springvale Road,  
Springvale VIC 3171

#### Contact agents



**Harry Li**

03 8558 3000

0414 216 699

[harry.li@isellgroup.com.au](mailto:harry.li@isellgroup.com.au)



**Ben Dang**

03 8558 3000

0401 039 266

[ben.dang@isellgroup.com.au](mailto:ben.dang@isellgroup.com.au)

**iSell** group