

Statement of Information

Sections 47AF of the Estate Agents Act 1980

42 Forest Oak Drive, UPPER FERNTREE GULLY 3156

Indicative selling price

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

Range \$640,000 - \$699,000

Median sale price

Median **House** for **UPPER FERNTREE GULLY** for period **Jul 2018 - Jul 2019**

Sourced from **Realestate.com.au**.

\$682,700

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.

5 Bambury Place,
Ferntree Gully 3156

Price \$675,000 Sold 19
January 2019

100 Glenfern Road,
Ferntree Gully 3156

Price \$650,000 Sold 02
March 2019

18 Hillcrest Avenue,
Ferntree Gully 3156

Price \$717,000 Sold 05
February 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.

House



3 beds



2 baths



2 parking

Ray White Ferntree Gully

5/1849 Ferntree Gully Road,
Ferntree Gully VIC 3156

Contact agents



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