



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 13 Monterey Court, MILL PARK 3082

### Indicative selling price

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

**Range \$595,000 - \$650,000**

### Median sale price

Median **House** for **MILL PARK** for period **Mar 2018 - Aug 2018**

Sourced from REIV.

**\$663,000**

### Comparable property sales

These are the three properties sold within two kilo metres 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.

<b>31 Mill Park Drive</b> , Mill Park 3082	Price <b>\$662,000</b> Sold 07 July 2018
<b>84 Heritage Drive</b> , Mill Park 3082	Price <b>\$645,000</b> Sold 30 June 2018
<b>115 Redleap Avenue</b> , Mill Park 3082	Price <b>\$616,000</b> Sold 26 May 2018

### 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 REIV.

House



3 beds



1 baths



2 parking

### Frank Dowling Real Estate

10 47 Mt Alexander Road,  
Essendon VIC 3040

### Contact agents



**Christian Lonzi**

03 9379 4833

0403 344 279

[christian@frankdowling.com.au](mailto:christian@frankdowling.com.au)



**Holly Dimovski**

03 9379 4833

0499 081 047

[holly@frankdowling.com.au](mailto:holly@frankdowling.com.au)

 **Frank Dowling**  
Real Estate