



Statement of Information

Sections 47AF of the Estate Agents Act 1980

7 Bushfield Crescent, COOLAROO 3048

House



3 beds



2 baths



2 parking

Indicative selling price

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

Single price \$480,000

Median sale price

Median **House** for **COOLAROO** for period **Sep 2017 - Sep 2017**
Sourced from realestate.com.au.

\$365,000

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.

3 Cilders Crescent, Price **\$480,000** Sold 11 August 2017
Coolaroo 3048

8 Hilgay Street, Price **\$485,250** Sold 13 May 2017
Coolaroo 3048

7 Timor Crescent, Price **\$496,000** Sold 17 May 2017
Coolaroo 3048

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.

Contact agents



Mohammed Mahfouz
Raine and Horne

03 9308 8666
0402 297595

mohammed.mahfouz@roxburghpark.rh.com.au

Raine&Horne.

Raine & Horne Roxburgh Park

Shop 59, Somerton Road & David
Monroe Drive,
Roxburgh Park VIC 3064