



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**35/117 McLeod Rd,
PATTERSON LAKES 3197**

Indicative selling price

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

Range \$650,000 - \$700,000

Median sale price

Median Unit for **PATTERSON LAKES** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

\$518,750

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.

48/117 McLeod Road,
Patterson Lakes 3197

Price **\$650,000** Sold 07
December 2017

17/117 McLeod Road,
Patterson Lakes 3197

Price **\$629,000** Sold 24
October 2017

49/117 McLeod Road,
Patterson Lakes 3197

Price **\$630,500** Sold 04
August 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.

Contact agents



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