



Statement of Information

Sections 47AF of the Estate Agents Act 1980

37 Coastside Drive, ARMSTRONG CREEK 3217

House



4 beds



2 baths



2 parking

Indicative selling price

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

Range \$685,000 - \$725,000

Median sale price

Median **House** for **ARMSTRONG CREEK** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

\$475,000

Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

18 Lampard Street,
Armstrong Creek 3217

Price **\$680,000** Sold 14
August 2017

11 Decourcy Way,
Armstrong Creek 3217

Price **\$709,000** Sold 01
August 2017

9 Decourcy Way,
Armstrong Creek 3217

Price **\$750,000** Sold 07 June
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.

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