



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 4 Overton Close, ROWVILLE 3178

House



3 beds



2 baths



2 parking

### Indicative selling price

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

**Single price \$800,000**

### Median sale price

Median **House** for **ROWVILLE** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

**\$844,000**

### 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.

**72 Sovereign Manors**,  
Rowville 3178

Price **\$739,000** Sold 09  
November 2017

**19 Fernlea Avenue**,  
Rowville 3178

Price **\$761,000** Sold 02  
October 2017

**22 Cutler Close**,  
Ferntree Gully 3156

Price **\$791,000** Sold 31  
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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