



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2B ROSE BOULEVARD, LANCEFIELD 3435

### Indicative selling price

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

**Range \$420,000 - \$450,000**

### Median sale price

Median **House** for **LANCEFIELD** for period **Jul 2018 - Jul 2018**

Sourced from <https://www.realestate.com.au/neighbourh>.

**\$460,000**

### 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.

**2A Rose Boulevard**,  
Lancefield 3435

Price **\$415,000** Sold 11 June  
2018

**12 Foy Street**,  
Lancefield 3435

Price **\$450,000** Sold 09  
March 2018

**8 Clifton Drive**,  
Lancefield. 3435

Price **\$495,000** Sold

### 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 <https://www.realestate.com.au/neighbourh>.

House



3 beds



2 baths



2 parking

### Raine & Horne Sunbury

20 Brook St,  
Sunbury VIC 3429

### Contact agents



**Andrew Luxmoore**  
Raine and Horne

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