



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 61 Briardale Avenue, ENFIELD 3352

House



5 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)

## Range \$445,000 - \$455,000

### Median sale price

Median **House** for **ENFIELD** for period **Oct 2016 - Sep 2017**

Sourced from **Price Finder**.

## \$311,000

### 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.

**95 Grevillea Drive,**  
ENFIELD

Price **\$430,000** Sold 28 June  
2017

**140 Grevillea Drive,**  
ENFIELD

Price **\$460,000** Sold 12 May  
2016

**79 Mount Mercer-Dereel Road,**  
ENFIELD

Price **\$410,000** Sold 27 April  
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 Price Finder.

### Contact agents



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