



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**3 Adrian Avenue,
VERMONT SOUTH 3133**

Indicative selling price

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

**Range from \$1,300,000 -
\$1,430,000**

Median sale price

Median **House** for **VERMONT SOUTH** for period **Jul 2016 - Jun 2017**
Sourced from **Pricefinder**.

\$1,150,500

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.

147 Morack Road, Price **\$1,422,000** Sold 01 July 2017
VERMONT SOUTH 3133

34 Elonara Road, Price **\$1,300,000** Sold 24 October 2017
VERMONT SOUTH 3133

8 Felgate Parade, Price **\$1,330,000** Sold 02 September 2017
VERMONT SOUTH 3133

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.

House

4 beds

2 baths

2 parking

Contact agents

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