



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 47 Marie Avenue, HEIDELBERG HEIGHTS 3081

### Indicative selling price

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

**Range from \$930,000 -  
\$960,000**

### Median sale price

Median **House** for **HEIDELBERG HEIGHTS** for period **Jan 2017 - Jun 2017**  
Sourced from **Pricefinder**.

**\$800,000**

### 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.

**7 Waiora Road,** Price **\$921,000** Sold 02 September 2017  
Heidelberg Heights 3081

**17 Lawson Parade,** Price **\$931,000** Sold 20 May 2017  
Heidelberg Heights 3081

**4 Spencer Street,** Price **\$959,000** Sold 01 April 2017  
Heidelberg Heights 3081

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



0 parking

### Contact agents

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