

RayWhite

40.2m
10.9m
11m
25.8m
837m²
(Approx.)

Statement of Information

Sections 47AF of the Estate Agents Act 1980

**31 Chelmsford Cres,
ST ALBANS 3021**

House



3 beds



1 baths



1 parking

Indicative selling price

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

**Range from \$540,000 -
\$594,000**

Median sale price

Median **House** for **ST ALBANS** for period **Sep 2016 - Sep 2017**
Sourced from **RP Data**.

\$582,000

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.

19 Magnolia Street, Price **\$545,000** Sold 19 July 2017
St Albans 3021

19 Grant Street, Price **\$575,000** Sold 26 August 2017
St Albans 3021

20 Manfred Avenue, Price **\$593,000** Sold 12 August 2017
St Albans 3021

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 RP Data.

Contact agents

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Ray White Taylors Lakes

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