



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**96 Ormond Road,  
CLAYTON 3168**

### Indicative selling price

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

**Range \$550,000 - \$600,000**

### Median sale price

Median **House** for **CLAYTON** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

**\$1,200,000**

### 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.

**4/6 Bevan Avenue,**  
Clayton South 3169

Price **\$595,000** Sold 05 June  
2017

**5/18 Francis Street,**  
Clayton 3168

Price **\$6,036,000** Sold 04  
March 2017

**2/2 Clarinda Road,**  
Clarinda 3169

Price **\$585,000** Sold 26 May  
2018

### 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 Pricefinder.

House

3 beds

1 baths

1 parking

### Ray White Blackburn

Suite 1, 60-64 Railway Rd,  
Blackburn VIC 3130

### Contact agents



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