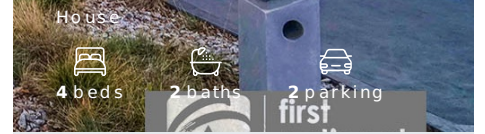




## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**31 Campaspe Way,  
POINT COOK 3030**



### Indicative selling price

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

**Range \$749,999 - \$799,999**

### Median sale price

Median **House** for **POINT COOK** for period **Jul 2019 - Aug 2019**

Sourced from [real-estate.com](http://real-estate.com).

**\$630,000**

### 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.

**19 Parkstone Crescent,**  
Point Cook 3030

Price **\$837,500** Sold 08  
August 2019

**4 Baltimore Drive,**  
Point Cook 3030

Price **\$770,000** Sold 12  
August 2019

**24 Beacon Avenue,**  
Point Cook 3030

Price **\$760,000** Sold 02  
April 2019

### 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 [real-estate.com](http://real-estate.com).

#### First National Lakra

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#### Contact agents



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Point Cook