



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 2 Neptune Place, CRANBOURNE WEST 3977

Indicative selling price

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

Range \$540,000 - \$580,000

Median sale price

Median **House** for **CRANBOURNE WEST** for period **Jul 2018 - Jun 2019**

Sourced from **Pricefinder**.

\$511,000

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.

4 GOWRIE PL,
Cranbourne West 3977

Price **\$515,000** Sold 23 July
2019

12 John Russell Rd,
Cranbourne West 3977

Price **\$595,000** Sold 03 July
2019

8 NERRENARISE Nerrena Rise,
Cranbourne West 3977

Price **\$550,000** Sold 03 July
2019

This Statement of Information was prepared on 9th Oct 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 Pricefinder.

House

3 beds

2 baths

4 parking

361 Real Estate Derrimut

103/21 Elgar Road,
Derrimut VIC 3030

Contact agents

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