



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**31 Omaroo Street,
TRUGANINA 3029**

Indicative selling price

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

Range \$580,000 - \$599,000

Median sale price

Median **House** for **T RUGANINA** for period **Oct 2017 - Dec 2017**

Sourced from **Pricefinder**.

\$550,000

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.

30 Mainview Blvd,
Truganina 3029

Price **\$630,000** Sold 02
November 2017

17 Thorngrove st,
Truganina 3029

Price **\$625,000** Sold 30
October 2017

19 Memphis Dr,
Truganina 3029

Price **\$635,000** Sold 29
August 2017

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

4 beds

2 baths

2 parking

Biggin & Scott Wyndham City

108/22-30 Wallace Avenue,
Point Cook VIC 3030

Contact agents

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WE DELIVER. **Biggin & Scott**