

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 9 Maria Crescent, PAKENHAM 3810

House



3 beds



1 baths



2 parking

Stockdale

real

Indicative selling price

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

Range \$450,000 - \$465,000

Median sale price

Median **House** for **PAKENHAM** for period **Jan 2019 - Jun 2019**

Sourced from **Pricefinder**.

\$480,000

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.

36 Union Avenue,
Pakenham 3810

Price **\$450,000** Sold 18 June
2019

8 Rosalie Court,
Pakenham 3810

Price **\$455,000** Sold 30
August 2019

63 Eagle Drive,
Pakenham 3810

Price **\$460,000** Sold 17 July
2019

This Statement of Information was prepared on 24th Sep 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.

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