



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 16A Vantage Avenue, CLYDE NORTH 3978

### Indicative selling price

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

**Range \$480,000 - \$520,000**

### Median sale price

Median **House** for **CLYDE NORTH** for period **Dec 2019 - Jan 2020**

Sourced from **RP DATA**.

**\$595,000**

### 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.

**49 Karabair Street,**  
Clyde North 3978

Price **\$515,000** Sold 18  
September 2019

**8 Waler Circuit,**  
Clyde North 3978

Price **\$487,000** Sold 12  
November 2019

**3 San Fratello Street,**  
Clyde North 3978

Price **\$510,000** Sold 02  
August 2019

This Statement of Information was prepared on 6th Jan 2020

### 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 RP DATA.

#### Ray White Cranbourne

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#### Contact agents



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**RayWhite**