



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2/5 Balfour Place, MELTON WEST 3337

House



4 beds



2 baths



1 parking

### Indicative selling price

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

## Single price \$345,000

### Median sale price

Median **House** for **MELTON WEST** for period **Oct 2017 - Mar 2018**

Sourced from **Pricefinder**.

## \$460,000

### 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.

**14 Ridgeway,**  
Melton West 3337

Price **\$410,000** Sold 12 April  
2018

**3 Caitlyn Drive,**  
Melton West 3337

Price **\$360,000** Sold 15  
March 2018

**12 Ridgeway,**  
Melton West 3337

Price **\$410,000** Sold 06  
January 2018

### 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.

### PRDnationwide Melton

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### Contact agents



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**PRD** nationwide