



Statement of Information

Section n 47AF of the Estate Agents Act 1980

Property offered for sale
**7 The Grove,
LANGWARRIN 3910**

House



4 beds



3 baths



2 parking

Indicative selling price

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

Range \$825,000 - \$907,000

Median sale price

Median **House** for **LANGWARRIN** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$611,000

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.

62 Monique Drive,
Langwarrin 3910

Price **\$900,000** Sold 06
September 2019

21 Pindara Boulevard,
Langwarrin 3910

Price **\$900,000** Sold 18 June
2019

22 Heatherwood Grove,
Langwarrin 3910

Price **\$901,000** Sold 31 July
2019

This Statement of Information was prepared on 2nd 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.

Ray White Langwarrin

Shop 5b, 230 Frankston -
Cranbourne Rd,
Langwarrin VIC 3910

Contact agents



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