



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**31 Ferriman Way,
TRUGANINA 3029**

4 beds

2 baths

2 parking

THE ELEET

Indicative selling price

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

Range \$780,000 - \$820,000

Median sale price

Median for **T RUGANINA** for period **Nov 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$570,000

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.

16 Bushfield Road,
Truganina 3029

Price **\$858,000** Sold 28
November 2018

35 Elland Circuit,
Truganina 3029

Price **\$780,000** Sold 25
February 2019

5 Tess Grove,
Truganina 3029

Price **\$765,000** Sold 27
December 2018

This Statement of Information was prepared on 30th 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.

The Eleet Wyndham City

45C, 380 Sayers Road,
Tarneit VIC 3029

Contact agents

 **Raj Panjwani**

03 8595 0100

0470 648 329

raj.panjwani@theeleet.com.au

 **Ali Hashmi**

0430 109 786

ali.hashmi@theeleet.com.au

THE ELEET
WYNDHAM CITY