

## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**2 Cindy Court,  
CHELTENHAM 3192**

### Indicative selling price

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

**Range \$780,000 - \$850,000**

### Median sale price

Median **House** for **CHELTENHAM** for period **Apr 2019 - Oct 2019**

Sourced from **Price Finder**.

**\$932,000**

### 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.

**35 Farm Road,**  
Cheltenham 3192

Price **\$807,500** Sold 17  
August 2019

**62 Voltri Street,**  
Mentone 3194

Price **\$820,000** Sold 25 June  
2019

**33 Snowdon Drive,**  
Cheltenham 3192

Price **\$810,000** Sold 01 May  
2019

This Statement of Information was prepared on 1st 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 Price Finder.

House

3 beds

1 baths

2 parking

### Ray White Cheltenham

2/350 Charman Road,  
Cheltenham VIC 3192

### Contact agents



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