



Statement of Information

Sections 47AF of the Estate Agents Act 1980

7 Manet Avenue, GROVEDALE 3216

House



5 beds



2 baths



2 parking

Indicative selling price

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

Range \$675,000 - \$699,000

Median sale price

Median **House** for **GROVEDALE** for period **Apr 2018 - Mar 2019**

Sourced from **Pricefinder**.

\$500,000

Comparable property sales

These are the three properties sold within two kilometres 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.

193 Heyers Road,
Grovedale 3216

Price **\$655,000** Sold 03
December 2018

14 Strawberry Close,
Grovedale 3216

Price **\$720,000** Sold 20
February 2019

75 Pethajohn Parade,
Grovedale 3216

Price **\$665,000** Sold 14
March 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.

Team 3216 Pty Ltd t/as Hayeswinckle Agent

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