

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 5 Ploughman Place, ARMSTRONG CREEK 3217

### Indicative selling price

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

**Range \$549,000 - \$589,000**

### Median sale price

Median **House** for **ARMSTRONG CREEK** for period **Jul 2018 - Jul 2019**

Sourced from **Pricefinder**.

**\$550,000**

### 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 Jindabyne Street,**  
Armstrong Creek 3217

Price **\$595,000** Sold 04  
September 2019

**10 Flanagan Close,**  
Armstrong Creek 3217

Price **\$590,000** Sold 11 May  
2019

**21 Hudson Street,**  
Armstrong Creek 3217

Price **\$600,000** Sold 11  
April 2019

This Statement of Information was prepared on 12th Nov 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.



**Team 3216 Pty Ltd t/as  
Hayeswinckle Agent**

79 Barrabool Road,  
Highton VIC 3216

### Contact agents



**Keith Fisher**

03 5241 1488  
0408 944 728

[keith.fisher@hayeswinckle.com.au](mailto:keith.fisher@hayeswinckle.com.au)

[ **hayeswinckle** ]