



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 44 Ashwood Grove, PAKENHAM 3810

### Indicative selling price

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

**Range \$550,000 - \$600,000**

### Median sale price

Median **House** for **PAKENHAM** for period **Jan 2019 - Jun 2019**

Sourced from **Pricefinder**.

**\$480,000**

### 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.

**32 The Circuit,**  
Pakenham 3810

Price **\$540,000** Sold 28  
March 2019

**26 Dusseldorp Avenue,**  
Pakenham 3810

Price **\$557,500** Sold 24 June  
2019

**6 Crystal Street,**  
Pakenham 3810

Price **\$575,000** Sold 12 July  
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.

House



3 beds



2 baths



2 parking

### Ray White Pakenham

Level 1, 11 John Street,  
PAKENHAM VIC 3810

### Contact agents



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