

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 14 Buchan Court, TAYLORS HILL 3037

### Indicative selling price

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

**Range \$850,000 - \$890,000**

### Median sale price

Median **House** for **TAYLORS HILL** for period **Dec 2017 - Jun 2018**

Sourced from **REA**.

**\$725,000**

### 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.

**5 Balerno Way,**  
Taylors Hill 3037

Price **\$903,000** Sold 24 May  
2018

**58 Watervale Boulevard,**  
Taylors Hill 3037

Price **\$975,000** Sold 02  
March 2018

**25 Balerno Way ,**  
Taylors Hill 3037

Price **\$1,030,000** Sold 21  
May 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 REA.

House



5 beds



3 baths



2 parking

### Sweeney Estate Agents Caroline Springs

Central Shopping Centre Shop 21a  
13-15 Lake Street,  
Caroline Springs VIC 3023

### Contact agents



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**SWEENEY**