



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 11 pembroke Crescent, DERRIMUT 3026

Indicative selling price

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

Range \$700,000 - \$750,000

Median sale price

Median **House** for **DERRIMUT** for period **Oct 2018 - Sep 2019**

Sourced from **Corelogic**.

\$612,500

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.

116 Lennon Parkway,
Derrimut 3026

Price **\$740,000** Sold 19
August 2019

159 Windsor Boulevard,
Derrimut 3026

Price **\$735,000** Sold 18
September 2019

4 Strome Crescent,
Derrimut 3026

Price **\$731,000** Sold 21
August 2019

This Statement of Information was prepared on 3rd 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 Corelogic.

YPA Estate Agents Derrimut

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Contact agents



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