



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**23 Jennifer Court,  
DERRIMUT 3030**

House



3 beds



2 baths



2 parking

### Indicative selling price

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

**Range \$620,000 - \$670,000**

### Median sale price

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

Sourced from **PriceFinder**.

**\$615,000**

### 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.

**17 Tonbridge Circle,**  
Derrimut 3026

Price **\$620,000** Sold 17  
September 2019

**12 Kilburn Grove,**  
Derrimut 3026

Price **\$665,000** Sold 06 July  
2019

**39 Palmer Parade,**  
Derrimut 3026

Price **\$695,000** Sold 02 July  
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 PriceFinder.

### PRDnationwide Maidstone

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### Contact agents



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**PRD** nationwide