



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 12 Featherdown Way, CLYDE NORTH 3978

Indicative selling price

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

Range \$660,000 - \$690,000

Median sale price

Median **HOUSE** for **CLYDE NORTH** for period **Sep 2019 - Oct 2019**

Sourced from realestate.com.au.

\$599,900

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.

20 Epsom Lane,
CRANBOURE NORTH 3977

Price **\$704,900** Sold 18 July
2019

17 Epsom Lane,
CRANBOURE NORTH 3977

Price **\$670,000** Sold 23
September 2019

28 Elm tree Crescent,
CLYDE NORTH 3978

Price **\$670,000** Sold 03
October 2019

This Statement of Information was prepared on 31st 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 realestate.com.au.

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