

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 13 Lambertia Loop, CAROLINE SPRINGS 3023

### Indicative selling price

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

**Range \$580,000 - \$620,000**

### Median sale price

Median **House** for **CAROLINE SPRINGS** for period **Apr 2018 - Mar 2019**

Sourced from **Pricefinder**.

**\$620,000**

### 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.

**2 Pepper Tree Court,**  
Caroline Springs 3023

Price **\$614,000** Sold 25 May  
2019

**570 Hume Drive,**  
Fraser Rise 3336

Price **\$582,500** Sold 02 April  
2019

**18 Pro Hart Way,**  
Caroline Springs 3023

Price **\$620,000** Sold 05  
February 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



4 beds



2 baths



2 parking

### Ray White Caroline Springs

Shop 8/234 Caroline Springs Blvd,  
Caroline Springs VIC 3023

### Contact agents



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**RayWhite**