



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 5 The Glade, DANDENONG 3175

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 \$830,000 - \$880,000**

### Median sale price

Median **House** for **DANDENONG** for period **Jul 2018 - Jun 2019**

Sourced from **Pricefinder**.

**\$600,000**

### 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.

**13 Norman Court,**  
Dandenong 3175

Price **\$855,000** Sold 18 July  
2019

**1 Sunnyside Avenue,**  
Dandenong 3175

Price **\$900,000** Sold 19 June  
2019

**97 Herbert Street,**  
Dandenong 3175

Price **\$860,000** Sold 28  
March 2019

This Statement of Information was prepared on 16th 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.

#### McLennan Real Estate Pty Ltd

First floor, 126 Walker Street,  
Dandenong VIC 3175

#### Contact agents



Mick Whelan

03 9791 5922  
0416 003 505

[m.whelan@mcLennanrealestate.com.au](mailto:m.whelan@mcLennanrealestate.com.au)

