



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**17 Ebony Street,
CRANBOURNE 3977**

House

4 beds 2 baths 2 parking

Indicative selling price

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

Range \$600,000 - \$660,000

Median sale price

Median **House** for **CRANBOURNE** for period **Sep 2019 - Oct 2019**

Sourced from realestate.com.au.

\$565,000

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.

13 Waterbury Street,
CRANBOURNE 3977

Price **\$682,000** Sold 22 June 2019

9 Flametree Circuit,
CRANBOURNE 3977

Price **\$637,000** Sold 06 July 2019

5 Thames Court,
CRANBOURNE EAST 3977

Price **\$648,000** Sold 16 May 2019

This Statement of Information was prepared on 7th 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.

Area Specialist Casey

Shop 8/28-32 Gloucester Ave,
Berwick VIC 3806

Contact agents



Hardeep Singh

0406 676 197

hsingh@areaspecialist.com.au

AREASPECIALIST