


*Statement of Information*

Sections 47AF of the Estate Agents Act 1980

# 34 Rosella Crescent, CAROLINE SPRINGS 3023

## Indicative selling price

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

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

## Median sale price

Median **House** for **CAROLINE SPRINGS** for period **Aug 2018 - Jan 2019**
Sourced from **realestate.com.au**.

**$715,500**

## 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 Liriope Green**, Caroline Springs 3023 | Price **$655,000** Sold 16 September 2018 |
| **3 Calthorpe Green**, Caroline Springs 3023 | Price **$705,000** Sold 13 August 2018 |
| **6 Oakview Parade**, Caroline Springs 3023 | Price **$683,000** Sold 13 December 2018 |

## 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.

**Sweeney Estate Agents Caroline Springs**

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## Contact agents



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