

Statement of Information

Sections 47AF of the Estate Agents Act 1980

21 Waterwheel Grove, MERNDA 3754

Indicative selling price

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

Range $520,000 - $570,000

Median sale price

Median **House** for **MERNDA** for period **Jul 2018 - Sep 2018**

Sourced from **RP Data**.

$582,000

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.

12 Powers Street, Mernda 3754	Price **$550,000** Sold 04 July 2018
18 Friesian Street, Mernda 3754	Price **$546,000** Sold 01 September 2018
16 Friesian Street, Mernda 3754	Price **$520,000** Sold 01 September 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 RP Data.

Stockdale & Leggo South Morang

Unit 3/30 Oleander Dr,
South Morang VIC 3752

Contact agents

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