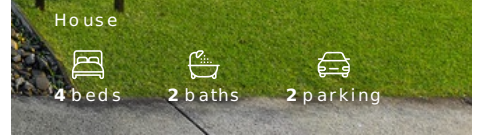




## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 12 Emilia Chase, MERNDA 3754



### Indicative selling price

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

**Range \$750,000 - \$790,000**

### Median sale price

Median **House** for **MERNDA** for period **Jan 2018 - Jun 2018**

Sourced from **Price Finder**.

**\$575,000**

### 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.

**19 Shearwater Place,**  
Mernda 3752

Price **\$777,000** Sold 21 July  
2018

**107 Riverdale Boulevard,**  
Mernda 3752

Price **\$790,000** Sold 19 July  
2018

**20 Chicory Street,**  
Mernda 3752

Price **\$751,500** Sold 24  
February 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 Price Finder.

### Ray White South Morang

27 Gorge Road,  
South Morang VIC 3752

### Contact agents



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