



Statement of Information

Sections 47AF of the Estate Agents Act 1980

14 Cloudy Crescent, POINT COOK 3030

House

4 beds

2 baths

2 parking

Indicative selling price

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

Range \$629,000 - \$689,000

Median sale price

Median **House** for **POINT COOK** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$630,000

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.

11 Verdue Street,
Point Cook 3030

Price **\$725,000** Sold 09 April
2018

25 Michael Place,
Point Cook 3030

Price **\$645,000** Sold 14
February 2018

13 Cloudy Crescent,
Point Cook 3030

Price **\$695,000** Sold 17
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 **Pricefinder**.

Ray White Point Cook

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