

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 57 Lingwell Road, HAWTHORN EAST 3123

House



4 beds



1 baths



2 parking

### Indicative selling price

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

**Range \$2,480,000 - \$2,680,000**

### Median sale price

Median **House** for **HAWTHORN EAST** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

**\$2,390,000**

### 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.

**63 Lingwell Road,**  
Hawthorn East 3123

Price **\$2,800,000** Sold 17  
February 2018

**55 Lingwell Road,**  
Hawthorn East 3123

Price **\$1,910,000** Sold 06  
October 2017

**29 Lingwell Road,**  
Hawthorn East 3123

Price **\$2,325,000** Sold 04  
April 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 Box Hill

Suite 2, Ground Floor, 38-40  
Prospect Street,  
Box Hill VIC 3128

#### Contact agents



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**RayWhite**