

Statement of Information

Sections 47AF of the Estate Agents Act 1980

59 Lower Road,
ELTHAM NORTH 3095

House



4 beds



2 baths



2 parking

Indicative selling price

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

Range \$1,200,000 - \$1,300,000

Median sale price

Median **House** for **ELTHAM NORTH** for period **Oct 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$946,000

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.

3 Burns Court,
Eltham 3095

Price **\$1,268,000** Sold 02
June 2018

56 Hillcrest Road,
Eltham North 3095

Price **\$1,235,000** Sold 15
February 2018

58 Sherbourne Street,
Eltham North 3095

Price **\$1,250,000** Sold 14
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.

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