

TOTAL LAND SIZE: 1,061sqm (approx)

Unit 3  
3Bed/2Bath/2Car

Unit 1  
3Bed/2Bath/2Car

Unit 2  
3Bed/2Bath/2Car

40.5m

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 6 Rawlings Avenue, FERNTREE GULLY 3156

House

3 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 \$900,000 - \$950,000**

### Median sale price

Median **House** for **FERNTREE GULLY** for period **Oct 2017 - Mar 2018**

Sourced from **Pricefinder**.

**\$743,000**

### 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.

**73 Commercial Road,**  
FERNTREE GULLY 3156

Price **\$900,000** Sold 27  
January 2018

**7 Bruce Crescent,**  
FERNTREE GULLY 3156

Price **\$992,500** Sold 13  
March 2018

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months

### 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 Glen Waverley

169 Coleman Parade,  
Glen Waverley VIC 3150

### Contact agents



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**RayWhite**