

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

13 Thruxton Street,  
COWES 3922

### Indicative selling price

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

**Single price \$539,000**

### Median sale price

Median **House** for **COWES** for period **Jul 2016 - Jun 2017**

Sourced from **Pricefinder**.

**\$390,000**

### Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**39 Seagrove Way,**  
Cowes 3922

Price **\$590,000** Sold 09 June  
2017

**52 Anderson Road,**  
Cowes 3922

Price **\$605,000** Sold 14  
March 2017

**34 Wagtail Way,**  
Cowes 3922

Price **\$557,000** Sold 15  
February 2017

### 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.

House

4 beds

2 baths

2 parking

### Contact agents



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