



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 42 Rowellyn Avenue, CARRUM DOWNS 3201

### Indicative selling price

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

**Range \$520,000 - \$550,000**

### Median sale price

Median **House** for **CARRUM DOWNS** for period **Jun 2017 - May 2018**

Sourced from **CoreLogic RP Data**.

**\$550,000**

### Comparable property sales

These are the three properties sold within two kilometres 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.

**6 Paras Drive**,  
Carrum Downs 3201

Price **\$510,000** Sold 03  
March 2018

**72 Hall Road**,  
Carrum Downs 3201

Price **\$528,000** Sold 20  
January 2018

**73 Jacana Drive**,  
Carrum Downs 3201

Price **\$550,000** Sold 14 May  
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 CoreLogic RP Data.

House



3 beds



1 baths

### Raine & Horne Narre Warren South

400 Cranbourne Road,  
Narre Warren South VIC 3805

### Contact agents



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**Raine&Horne**