



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 255 Manchester Road, MOOROOLBARK 3138

### Indicative selling price

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

**Range \$590,000 - \$618,000**

### Median sale price

Median **House** for **MOOROOLBARK** for period **Oct 2017 - Jan 2018**

Sourced from **corelogic**.

**\$600,000**

### 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.

**343 Hull Rd,**  
Mooroolbark 3138

**Price \$619,000** Sold 26  
October 2017

**317 Hull Rd,**  
Mooroolbark 3138

**Price \$580,000** Sold 08  
December 2017

**23 Corrong Rd,**  
Mooroolbark 3138

**Price \$601,178** Sold 17  
January 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.

House

 **3 beds**

 **1 baths**

 **1 parking**

### Stockdale & Leggo Croydon

149 Main Street,  
Croydon VIC 3136

### Contact agents



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**Stockdale  
& Leggo**