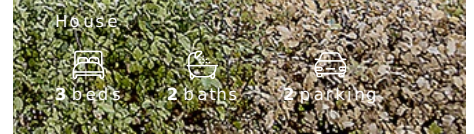




Statement of Information

Sections 47AF of the Estate Agents Act 1980

47 Emerald Circuit, CRAIGIEBURN 3064



Indicative selling price

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

Range \$470,000 - \$515,000

Median sale price

Median **House** for **CRAIGIEBURN** for period **Apr 2018 - Apr 2019**

Sourced from **pricefinder**.

\$545,000

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.

19 Cumberwood Drive,
Craigieburn 3064

Price **\$525,000** Sold 17 April
2019

32 Whitley Crescent,
Craigieburn 3064

Price **\$455,000** Sold 25
March 2019

57 Banbury Crescent,
Craigieburn 3064

Price **\$485,000** Sold 09
February 2019

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.

Biggin & Scott Craigieburn

Shop 20 Craigieburn Plaza,
Craigieburn VIC 3064

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