



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 9 Taunton Place, LAKE GARDENS 3355

Indicative selling price

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

Range \$475,000 - \$495,000

Median sale price

Median **House** for **LAKE GARDENS** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$552,500

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.

67 Faversham Avenue,
Lake Gardens 3355

Price \$540,000 Sold 15
September 2019

63 Lake Gardens Avenue,
Lake Gardens 3355

Price \$575,000 Sold 23
August 2019

27 Cinnamon Drive,
Lake Gardens 3355

Price \$510,000 Sold 06 June
2019

This Statement of Information was prepared on 8th Oct 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.

House

4 beds

2 baths

2 parking

PRDnationwide Ballarat

51 Lydiard Street South,
BALLARAT VIC 3350

Contact agents



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