



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 4 Talbot Place, SUNBURY 3429

House



4 beds



2 baths



4 parking

### Indicative selling price

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

**Range \$530,000 - \$560,000**

### Median sale price

Median **House** for **SUNBURY** for period **Aug 2017 - Nov 2017**

Sourced from **RP Data**.

**\$451,000**

### 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.


**13 Pollard Place,** Sunbury 3429 Price **\$480,000** Sold 08 September 2017

**24 Sorrel Ct,** Sunbury 3429 Price **\$532,000** Sold 09 October 2017

**51 Dunrossil Drive,** Sunbury 3429 Price **\$545,000** Sold 18 September 2017

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 RP Data.

### Contact agents

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**Leading Real Estate Sunbury**

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