

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

33 Copper Beech Road,  
BEACONSFIELD 3807

House



4 beds



2 baths



2 parking

### Indicative selling price

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

**Single price \$510,000**

### Median sale price

Median **House** for **BEACONSFIELD** for period **Jul 2016 - Jun 2017**

Sourced from **Pricefinder**.

**\$653,000**

### Comparable property sales

These are the three properties sold within two kilo metres 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.

**5 Rimple Way,**  
Beaconsfield 3807

Price **\$520,000** Sold 18 March 2017

**21 Hudson Street,**  
Beaconsfield 3807

Price **\$515,000** Sold 28 July 2017

**51 Tantallon Boulevard,**  
Beaconsfield 3807

Price **\$455,000** Sold 28 February 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 Pricefinder.

### Contact agents

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