



Statement of Information

Sections 47AF of the Estate Agents Act 1980

32 Cambra Road, BELMONT 3216

House



3 beds



2 baths



2 parking

Indicative selling price

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

Range \$380,000 - \$410,000

Median sale price

Median **House** for **BELMONT** for period **Jun 2018 - Jun 2019**

Sourced from **Pricefinder**.

\$530,000

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.

8 Voce Court, Belmont 3216	Price \$405,000 Sold 12 June 2019
34 Autumn Street, Belmont 3216	Price \$415,000 Sold 20 February 2019
77 Apex Avenue, Belmont 3216	Price \$390,000 Sold 18 May 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.

Stockdale & Leggo St h Barwon

169A High Street,
Belmont VIC 3216

Contact agents

 **Josh Carter**
Stockdale & Leggo

(03) 5243 2299
0411 462 936

josh.carter@stockdaleleggo.com.au

**Stockdale
& Leggo**