

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**41 Maple Street,
SEAFORD 3198**

Indicative selling price

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

Range \$570,000 - \$620,000

Median sale price

Median **House** for **SEAFORD** for period **Sep 2018 - Aug 2019**

Sourced from **CoreLogic**.

\$640,000

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.

13 Lucas Crescent,
Seaford 3198

Price **\$637,000** Sold 22 May
2019

7 Emmanuel Drive,
Seaford 3198

Price **\$580,000** Sold 11 May
2019

5 Nickson Court,
Seaford 3198

Price **\$605,000** Sold 26
February 2019

This Statement of Information was prepared on 20th Sep 2019

Additional Information

This Statement of Information was prepared on 20th September 2019. Comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from CoreLogic.

House
3 beds 1 baths 2 parking

Biggin & Scott Seaford

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Contact agents

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WE DELIVER **Biggin & Scott**