



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2 Richard Road, MELTON SOUTH 3338

House



3 beds



2 baths



2 parking

**Biggin & Scott**

### Indicative selling price

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

**Range \$380,000 - \$418,000**

### Median sale price

Median **House** for **MELTON SOUTH** for period **May 2018 - Jun 2019**

Sourced from **Pricefinder**.

**\$414,000**

### 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.

**81 Childs Street,**  
Melton South 3338

Price **\$390,000** Sold 15 April  
2019

**7 Elizabeth Street,**  
Melton South 3338

Price **\$405,000** Sold 03  
January 2019

**3 David Street,**  
Melton South 3338

Price **\$390,000** Sold 02 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.

#### Biggin & Scott Melton

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#### Contact agents



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