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STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

47 Selleck Drive Point Cook VIC 3030

4 2 2

Indicative Selling Price

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

Range between \$500,000 & \$550,000

Median Sale Price

\$640,500 Houses in Point cook between 01 Jun 2018 - 31 May 2019

Source: CoreLogic

Comparable Property Sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

	13 Selleck Drive Point Cook VIC 3030 4 2 2	Sold Price	\$528,000^{UN}	Sold Date	23-May-19	Distance	0.24km
	104 Haze Drive Point Cook VIC 3030 4 2 2	Sold Price	\$520,000	Sold Date	04-Jun-19	Distance	0.34km
	116 Haze Drive Point Cook VIC 3030 4 2 2	Sold Price	\$550,000	Sold Date	27-Jun-18	Distance	0.36km

RS = Recent sale UN = Undisclosed Sale

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