



Statement of Information

Sections 47AF of the Estate Agents Act 1980

3 Birdswing Tce, MELTON SOUTH 3338

Indicative selling price

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

Range \$490,000 - \$520,000

Median sale price

Median **House** for **MELTON SOUTH** for period **Apr 2017 - Mar 2017**

Sourced from **Pricefinder**.

\$400,000

Comparable property sales

These are the three properties sold within two kilometres 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.

17 Horseman Drive,
Melton South 3338

Price **\$440,000** Sold 06
February 2018

26 Equine Circuit,
Melton South 3338

Price **\$500,100** Sold 26
February 2018

21 Stockwell st,
Melton South 3338

Price **\$560,000** Sold 28
February 2018

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.

House



3 beds



2 baths



2 parking

361 Degrees Real Estate Melton

307-309 High Street,
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Contact agents



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