



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

21 monash street,  
MELTON SOUTH 3338

### Indicative selling price

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

**Range \$410,000 - \$430,000**

### Median sale price

Median **House** for **MELTON SOUTH** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

**\$370,000**

### 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.

**24 CHAUVEL ST,**  
Melton South 3337

Price **\$410,000** Sold 04  
December 2017

**139 exford rd,**  
Melton south 3337

Price **\$410,000** Sold 01  
September 2017

**52 monash,**  
Melton south 3337

Price **\$380,000** Sold 16  
September 2017

### 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

4 parking

### Contact agents

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