

Statement of Information

Sections 47AF of the Estate Agents Act 1980

44 Maintop Ridge, BOTANIC RIDGE 3977

Indicative selling price

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

**Range from \$700,000 -
\$730,000**

Median sale price

Median **House** for **BOTANIC RIDGE** for period **Mar 2017 - Jun 2017**

Sourced from **rpdata**.

\$680,000

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.

48 Maintop Ridge,
Botanic Ridge 3977 Price **\$655,000** Sold 04 May 2017

14 Knowland Grove,
Botanic Ridge 3977 Price **\$760,000** Sold 23 April 2017

18 Long Street,
Botanic Ridge 3977 Price **\$690,000** Sold 10 March 2017

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 rpdata.

House



4 beds



2 baths



2 parking

Contact agents

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**Asset Property Sales and
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