

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



24 WHITEWATER COURT, SANDHURST,

 3  2  4

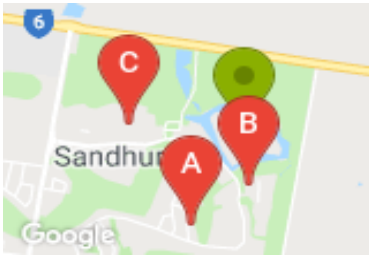
Indicative Selling Price

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

Price Range: \$690,000 to \$740,000

Provided by: Glenda Ashton, Us Real Estate

MEDIAN SALE PRICE



SANDHURST, VIC, 3977

Suburb Median Sale Price (House)

\$808,500

01 July 2017 to 30 June 2018

Provided by: 

COMPARABLE PROPERTIES

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 most comparable to the property for sale.



15 CRAMPTON CH, SANDHURST, VIC 3977

 3  2  2

Sale Price

\$837,500

Sale Date: 02/04/2018

Distance from Property: 717m



9 NIBLICK CCT, SANDHURST, VIC 3977

 3  2  2

Sale Price

\$690,000

Sale Date: 01/02/2018

Distance from Property: 350m



17 KINGSFORD SMITH CRT, SANDHURST, VIC

 3  2  2

Sale Price

\$760,000

Sale Date: 21/02/2018

Distance from Property: 754m



This report has been compiled on 31/07/2018 by Us Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

24 WHITEWATER COURT, SANDHURST, VIC

Indicative selling price

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

Price Range: \$690,000 to \$740,000

Median sale price

Median price

\$808,500

House

Unit

Suburb

SANDHURST

Period

01 July 2017 to 30 June 2018

Source

pricfinder

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
15 CRAMPTON CH, SANDHURST, VIC 3977	\$837,500	02/04/2018
9 NIBLICK CCT, SANDHURST, VIC 3977	\$690,000	01/02/2018
17 KINGSFORD SMITH CRT, SANDHURST, VIC 3977	\$760,000	21/02/2018