



Statement of Information

Sections 47AF of the Estate Agents Act 1980

12/68 Wedge Road, CARRUM DOWNS 3201

House

 3 beds

 1 baths

 2 parking

Indicative selling price

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

Range \$420,000 - \$450,000

Median sale price

Median **House** for **CARRUM DOWNS** for period **Jul 2017 - Jan 2018**

Sourced from **Price finder**.

\$410,000

Comparable property sales

These are the three properties sold within two kilo metres 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.

25 Sherbourne Drive ,
Carrum Downs 3201

Price **\$421,500** Sold 08
March 2017

20 Lats Avenue ,
Carrum Downs 3201

Price **\$445,000** Sold 31 July
2017


5/138 Cadles Road ,
Carrum Downs 3201

Price **\$435,000** Sold 24
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 Price finder.

Contact agents

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