Cooper Newman Real Estate
Reliable property advice

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STATEMENT OF INFORMATION

Prepared on 17 Apr 2019

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

3 Egan Lee Court Wantirna VIC 3152

3 1 2

Indicative Selling Price

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

Single Price $735,000

Median Sale Price

$899,100 Houses in Wantirna between 01 Apr 2018 - 31 Mar 2019

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

29 Harmsworth Avenue Wantirna VIC 3152

3 1 1

Sold Price **$720,000** Sold Date **08-Nov-18**

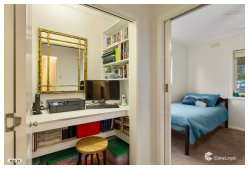
Distance **0.66km**

8 Attenborough Square Wantirna VIC 3152

3 1 2

Sold Price **$740,000** Sold Date **12-Mar-19**

Distance **1.74km**



16 Coleman Road Wantirna South VIC 3152

3 1 2

Sold Price RS **$778,000** Sold Date **28-Mar-19**

Distance **1.99km**

RS = Recent sale **UN** = Undisclosed Sale

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