



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 21 Spring Road, JUNCTION VILLAGE 3977

### Indicative selling price

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

**Range \$480,000 - \$500,000**

### Median sale price

Median **House** for **JUNCTION VILLAGE** for period **May 2018 - Apr 2019**  
Sourced from **Corelogic**.

**\$517,500**

### 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.

**1 Spring Road,**  
Junction Village 3977

**Price \$475,000** Sold 28  
February 2019

**20 The Arcade,**  
Junction Village 3977

**Price \$517,000** Sold 19  
March 2019

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months

### 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 Corelogic.

### Just Realty International

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### Contact agents



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