



Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

26 Vanguard Crescent, Point Cook, 3030

Indicative selling price

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

Single price

\$550,000.00

or range between

&

Median sale price

Median price

\$411,000.00

Property type

Land

Suburb

POINT COOK

Period - From

Dec 2018

to

Nov 2019

Source

CoreLogic

Comparable property sales

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.

This Statement of Information was prepared on: Friday 13th December 2019