



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 1 MCCOMBE STREET, ROSEBUD 3939

House

3 beds

1 baths

### Indicative selling price

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

**Range \$700,000 - \$770,000**

### Median sale price

Median **House** for **ROSEBUD** for period **May 2017 - Apr 2018**

Sourced from **CoreLogic**.

**\$560,000**

### 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.

**64 Murray Anderson Road,**  
Rosebud 3939

**Price \$800,000** Sold 21  
April 2018

**1 Kooroong Avenue,**  
Rosebud 3939

**Price \$721,000** Sold 24  
March 2018

**24 Thomas Street,**  
Rosebud 3939

**Price \$650,000** Sold 06  
December 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 CoreLogic.

### Raine & Horne Rosebud

1011 - 1013 Point Nepean Road,  
Rosebud VIC 3939

### Contact agents



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**Raine&Horne.**