



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 21 BELLAVISTA CRESENT, CLAYTON SOUTH 3169

House



4 beds



2 baths



2 parking

Indicative selling price

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

Range \$750,000 - \$825,000

Median sale price

Median **House** for **CLAYTON SOUTH** for period **May 2018 - Apr 2019**

Sourced from **RP DATA**.

\$805,000

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.

1 BELLAVISTA CRESCENT,
CLAYTON SOUTH 3169

Price **\$650,000** Sold 05
April 2019

24 ORLOFF CLOSE,
CLAYTON SOUTH 3169

Price **\$725,000** Sold 19
January 2019

27 ORLOFF CLOSE,
CLAYTON SOUTH 3169

Price **\$686,000** Sold 10
April 2019

This Statement of Information was prepared on 16th Sep 2019

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 RP DATA.

Raine & Horne Springvale

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