

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 1/62 KERNOT CRESENT, NOBLE PARK NORTH 3174

Indicative selling price

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

Range \$480,000 - \$528,000

Median sale price

Median **Unit** for **NOBLE PARK NORTH** for period **Jan 2019 - May 2019**

Sourced from **RP DATA**.

\$502,000

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.

19/25-27 FINT ONIA ROAD, NOBLE PARK 3174	Price \$480,000 Sold 10 May 2019
3/25 LARBERT ROAD, NOBLE PARK 3174	Price \$510,000 Sold 08 February 2019
3/22 DUNBLANE ROAD , NOBLE PARK 3174	Price \$480,000 Sold 28 January 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.

Unit



3 beds



1 baths

Raine & Horne Springvale

236 Springvale Road,
Springvale VIC 3171

Contact agents



Rosy Tran
Raine and Horne

03 9548 4011
0434 495 159
rosy.tran@springvale.rh.com.au

Raine&Horne.