



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



6 CRAIG CIRCUIT, LENEVA, VIC 3691

4 2 2

Indicative Selling Price

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

Price Range:

370,000 to 400,000

Provided by: Tara Cobbe, First National Bonnici & Associates

MEDIAN SALE PRICE



LENEVA, VIC, 3691

Suburb Median Sale Price (House)

\$374,000

01 October 2016 to 30 September 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



21 MORTIMER TCE, LENEVA, VIC 3691

4 2 2

Sale Price

***\$407,500**

Sale Date: 03/07/2017

Distance from Property: 343m



16 BREMER AVE, LENEVA, VIC 3691

4 2 3

Sale Price

***\$408,000**

Sale Date: 09/06/2017

Distance from Property: 86m



49 CRAIG CCT, LENEVA, VIC 3691

4 2 4

Sale Price

\$400,000

Sale Date: 06/06/2017

Distance from Property: 162m



This report has been compiled on 05/10/2017 by First National Bonnici & Associates. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

6 CRAIG CIRCUIT, LENEVA, VIC 3691

Indicative selling price

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

Price Range:

370,000 to 400,000

Median sale price

Median price

\$374,000

House

X

Unit


Suburb

LENEVA

Period

01 October 2016 to 30 September 2017

Source



Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent’s representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
21 MORTIMER TCE, LENEVA, VIC 3691	*\$407,500	03/07/2017
16 BREMER AVE, LENEVA, VIC 3691	*\$408,000	09/06/2017
49 CRAIG CCT, LENEVA, VIC 3691	\$400,000	06/06/2017