



firstnational
REAL ESTATE

Westwood

Statement of Information

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the Estate Agents Act 1980



Property offered for sale

39 Eppalock Drive, MANOR LAKES, VIC, 3024

Indicative selling price

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

Range between &

Median sale price

Median price House Suburb
Period - From to Source

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 most comparable to the property for sale.

Address of comparable property		Price	Date of sale
1	12 BURDEKIN STREET, MANOR LAKES	\$390,000	08/04/2017
2	3 DAWSON CRESCENT, MANOR LAKES	\$380,000	28/06/2017
3	3 MACLARENS CLOSE, MANOR LAKES	\$367,000	26/07/2017

Property data source: rpdata.com
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