



STATEMENT OF INFORMATION

Prepared on 25 Oct 2018

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

16 Hayes Court Pakenham VIC 3810

4 3 2

Indicative Selling Price

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

Range between \$500,000 & \$540,000

Median Sale Price

\$520,000 Houses in Pakenham between 01 Oct 2017 - 30 Sep 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



37 Clifford Drive Pakenham VIC 3810

4 2 2

Sold Price **\$550,000** Sold Date **01-Oct-18**

Distance **0.45km**



12 Webster Way Pakenham VIC 3810

4 2 2

Sold Price **\$527,000** Sold Date **02-Jul-18**

Distance **0.74km**



33 Elwood Avenue Pakenham VIC 3810

4 2 2

Sold Price **\$550,555** Sold Date **17-Oct-18**

Distance **0.98km**

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