



Statement of Information

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

21 Hibiscus Crescent, Point Cook

Indicative selling price

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

Range between

\$695,000

&

\$735,000

Median sale price

Median price

\$655,000

House



Unit



Suburb

Point Cook

Period - From

Feb 2018

to

Jan 2019

Source

RP Data Core Logic

Comparable 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.

Comparable #1

Address	12 Snowbush Terrace, Point Cook		
Sale Price	\$700,000	Date of Sale	27/08/2018

Comparable #2

Address	9 Snowbush Terrace, Point Cook		
Sale Price	\$700,000	Date of Sale	14/09/2018

Comparable #3

Address	2 Elkhorn Way, Point Cook		
Sale Price	\$725,000	Date of Sale	13/12/2018

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