



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 252A Humffray Street North, BROWN HILL 3350

House



3 beds



2 baths



1 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range from \$ 345,000 - \$ 355,000**

### Median sale price

Median **House** for **Brown Hill** for period **Mar 2014 - Mar 2017**  
Sourced from **Core Logic**.

**\$ 325,000**

### Comparable property sales

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

|  |   |
|--|---|
| <b>275 Humffray Street North,</b><br>Brown Hill 3350 | <b>Price \$ 345,000</b> Sold 06 March 2017    |
| <b>361 Humffray Street North,</b><br>Brown Hill 3350 | <b>Price \$ 332,000</b> Sold 31 March 2017    |
| <b>409 Humffray Street North,</b><br>Brown Hill 3350 | <b>Price \$ 365,000</b> Sold 03 February 2017 |

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 Core Logic.

### Contact agents

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