



Statement of Information

Sections 47AF of the Estate Agents Act 1980

40 Middleton Drive, POINT COOK 3030

House



3 beds



2 baths



2 parking

Indicative selling price

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

Range \$545,000 - \$575,000

Median sale price

Median **House** for **POINT COOK** for period **Mar 2019 - Aug 2019**

Sourced from **REIV**.

\$646,250

Comparable property sales

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

46 Mirka Way,
Point Cook 3030

Price **\$530,000** Sold 26 July
2019

11 Carnegie Road,
Point Cook 3030

Price **\$556,000** Sold 22
February 2019

14 Exhibition Street,
Point Cook 3030

Price **\$539,500** Sold 22
February 2019

Additional Information

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 REIV.

PRDnationwide Werribee

2/85 Synnot Street,
Werribee VIC 3030

Contact agents



Trish Farquer
PRDnationwide

03 9742 7557
0422 679 019
trishf@prd-werribee.com.au



Rohan Smith
PRDnationwide

03 9742 7557
0412 864 525
rohans@prd-werribee.com.au

PRD nationwide