

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



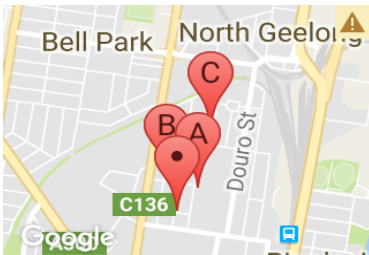
2 WALSGOTT STREET, NORTH GEELONG,  3  1  2

Indicative Selling Price

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

Single Price: **\$335,000**

MEDIAN SALE PRICE



NORTH GEELONG, VIC, 3215

Suburb Median Sale Price (House)

\$360,000

01 April 2016 to 31 March 2017

Provided by: 

COMPARABLE PROPERTIES

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



34 GIDDINGS ST, NORTH GEELONG, VIC 3215  3  1  1

Sale Price

Price Withheld

Sale Date: 11/05/2017

Distance from Property: 211m



28 OSBORNE AVE, NORTH GEELONG, VIC 3215  3  1  1

Sale Price

***\$340,000**

Sale Date: 25/03/2017

Distance from Property: 234m



87 KILDARE ST, NORTH GEELONG, VIC 3215  3  -  -

Sale Price

\$318,000

Sale Date: 19/01/2017

Distance from Property: 636m



This report has been compiled on 28/06/2017 by Hocking Stuart Geelong. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

2 WALSGOTT STREET, NORTH GEELONG, VIC 3215

Indicative selling price

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

Single Price:

\$335,000

Median sale price

Median price

\$360,000

House

X

Unit

Suburb

NORTH GEELONG

Period

01 April 2016 to 31 March 2017

Source



Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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
34 GIDDINGS ST, NORTH GEELONG, VIC 3215	Price Withheld	11/05/2017
28 OSBORNE AVE, NORTH GEELONG, VIC 3215	*\$340,000	25/03/2017
87 KILDARE ST, NORTH GEELONG, VIC 3215	\$318,000	19/01/2017