



*Statement of Information*

Sections 47AF of the Estate Agents Act 1980

20 Edwards Street,  
WANGARATTA 3677

Indicative selling price

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

**Single price \$280,000**

Median sale price

Median **House** for **WANGARATTA** for period **Jan 2018 - Dec 2018**

Sourced from **pricefinder**.

**\$313,000**

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 the most comparable to the property for sale.

<b>13 Dodsworth Street,</b> Wangaratta 3677	<b>Price \$282,500</b> Sold 31 October 2018
<b>57 Phillipson Street,</b> Wangaratta 3677	<b>Price \$280,000</b> Sold 02 July 2018
<b>72 Appin Street,</b> Wangaratta 3677	<b>Price \$285,000</b> Sold 15 October 2018

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 pricefinder.

House

3 beds

1 baths

1 parking

**Stockdale & Leggo**  
**Wangaratta**

16-18 Murphy Street,  
Wangaratta VIC 3677

Contact agents



**Simon Verdon**  
Stockdale & Leggo

(03) 57222 336  
0477 786 067  
[simonverdon@slwangaratta.com.au](mailto:simonverdon@slwangaratta.com.au)