



Statement of Information

Sections 47AF of the Estate Agents Act 1980

4/119 Lal Lal Street,
CANADIAN 3350

Indicative selling price

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

Range \$235,000 - \$245,000

Median sale price

Median **House** for **CANADIAN** for period **Jul 2017 - Jun 2018**

Sourced from **Pricefinder**.

\$265,000

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.

3/18 Gale Street,
Canadian 3350

Price \$248,000 Sold 15
December 2017

6/119 Lal Lal Street,
Canadian 3350

Price \$308,000 Sold 23
October 2017

1/8 Spencer Street,
Canadian 3350

Price \$225,000 Sold 25
September 2017

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.

PRDnationwide Ballarat

51 Lydiard Street South,
BALLARAT VIC 3350

Contact agents



Don Hanlon
PRDnationwide

(03) 5331 1111
0429 199 158
donh@prdballarat.com.au



Kiara Porra
PRDnationwide

(03) 5329 4619
0447 834 892
kiarap@prdballarat.com.au

