

## Statement of Information

### Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act

#### Property offered for

Address  
Including suburb and

7 ESSINGTON COURT, WARRNAMBOOL, VIC

#### Indicative selling price

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

Price Range:

\$329,000

#### Median sale price

Median price

\$337,000

House

X

Unit

Suburb

WARRNAMBOOL

Period

01 July 2017 to 30 June 2018

Source

  
pricefinder

#### 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	Price	Date of sale
4 DUIRS ST, WARRNAMBOOL, VIC 3280	**\$325,500	20/07/2018
40 WELLINGTON ST, WARRNAMBOOL, VIC 3280	*\$305,000	13/07/2018
26 ALEXANDRA CRES, WARRNAMBOOL, VIC 3280	\$310,000	05/02/2018