



STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

2 The Grange Paynesville VIC 3880

4 2 4

Indicative Selling Price

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

Single Price \$400,000

Median Sale Price

\$341,500 Houses in Paynesville between 01 Sep 2017 - 31 Aug 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 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.



44 Fullarton Drive Paynesville VIC 3880

3 3 2

Sold Price

\$410,000

Sold Date

22-Jun-17

Distance

0.42km



36 Victoria Street Paynesville VIC 3880

3 2 2

Sold Price

\$390,000

Sold Date

30-Aug-17

Distance

1.17km



46 Newlands Drive Paynesville VIC 3880

4 1 2

Sold Price

\$405,000

Sold Date

02-Feb-18

Distance

1.34km

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