



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**4 Osmonds Lane,  
PORT FAIRY 3284**

House

6 beds

2 baths

2 parking

### Indicative selling price

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

**Range \$1,650,000 - \$1,695,000**

### Median sale price

Median **House** for **PORT FAIRY** for period **Jul 2018 - Oct 2018**

Sourced from **Price Finder**.

**\$640,000**

### Comparable property sales

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

**7 Cox Street,**  
Port Fairy 3284

**Price \$1,200,000** Sold 10  
December 2017

**51 William Street,**  
Port Fairy 3284

**Price \$1,165,000** Sold 28  
October 2017

**66 Cox Street,**  
Port Fairy 3284

**Price \$1,100,000** Sold 17  
January 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 Price Finder.

### Stockdale & Leggo Port Fairy

Shop 2/54 Sackville Street,  
Port Fairy VIC 3284

### Contact agents



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Stockdale & Leggo

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**Stockdale  
& Leggo**