



STATEMENT OF INFORMATION

15 GERTRUDE STREET, GEELONG WEST, VIC 3218

PREPARED BY EGLE SKRIDULIS, MCGRATH GEELONG, PHONE: 0425714201

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



15 GERTRUDE STREET, GEELONG WEST,  **3**  **1**  **1**

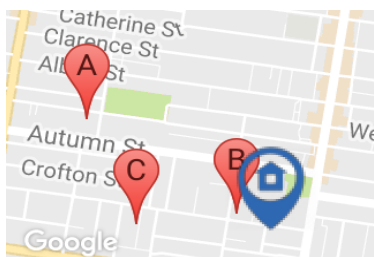
Indicative Selling Price

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

\$550,000 to \$600,000

Provided by: Egle Skridulis, McGrath Geelong

SUBURB MEDIAN



GEELONG WEST, VIC, 3218

Suburb Median Sale Price (House)

\$562,250

01 April 2016 to 31 March 2017

Provided by: 

COMPARABLE PROPERTIES

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.



191 HOPE ST, GEELONG WEST, VIC 3218

 **3**  **1**  **1**

Sale Price

***\$565,000**

Sale Date: 04/03/2017

Distance from Property: 719m



32 GERTRUDE ST, GEELONG WEST, VIC 3218

 **3**  **2**  **1**

Sale Price

\$620,000

Sale Date: 03/09/2016

Distance from Property: 126m



4 SEARLE ST, GEELONG WEST, VIC 3218

 **3**  **1**  **2**

Sale Price

***\$535,000**

Sale Date: 10/04/2017

Distance from Property: 442m



This report has been compiled on 26/05/2017 by McGrath Geelong. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

15 GERTRUDE STREET, GEELONG WEST, VIC 3218

Indicative selling price

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

Single Price / Range

\$550,000 to \$600,000

Median sale price

Median price

\$562,250

House

X

Unit


Suburb

GEELONG WEST

Period

01 April 2016 to 31 March 2017

Source



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 property	Price	Date of sale
191 HOPE ST, GEELONG WEST, VIC 3218	*\$565,000	04/03/2017
32 GERTRUDE ST, GEELONG WEST, VIC 3218	\$620,000	03/09/2016
4 SEARLE ST, GEELONG WEST, VIC 3218	*\$535,000	10/04/2017