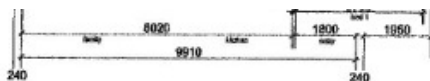


* CEILING MOUNTED SMOKE ALARM HARD WIRED TO 240V POWER SUPPLY WITH 9V BATTERY BACK-UP. INTERCONNECTED WHEN MORE THAN 1 PRESENT ALSO TO BE CONNECTED PURSUANT TO PART 3.7.2.2(2)

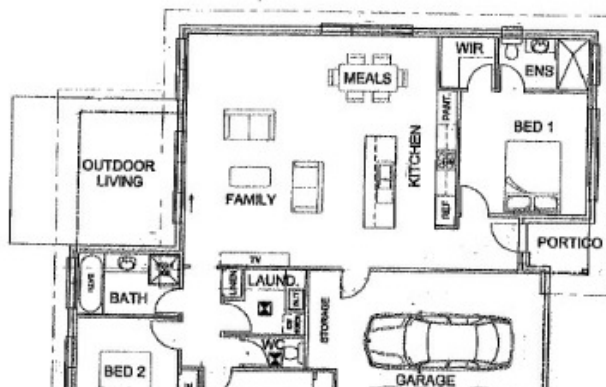
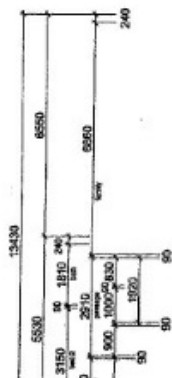
LBW INDICATES POSITION OF LOAD BEARING WALL



EXCEPT WHERE SHOWN OTHERWISE, DIMENSIONS ARE TO THE UNFINISHED SURFACE OF THE WORKS. DIMENSIONS ARE TO BE FLASHE ALL POLAR.

DO NOT SCALE DRAWINGS

CHECK THAT ALL DIMENSIONS AND COORDINATIONS MATCH CLIENTS' REQUIREMENTS BEFORE THEY ARE ORDERED



Statement of Information

Sections 47AF of the Estate Agents Act 1980

8 Willow Grove, LEONGATHA 3953

Indicative selling price

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

Single price \$375,000

Median sale price

Median **House** for **LEONGATHA** for period **Jul 2016 - Jun 2017**

Sourced from **pricefinder**.

\$315,000

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.

11 Willow Grove,
Leongatha 3953

Price \$375,000 Sold 30 March 2017

30 Hassett St,
Leongatha 3953

Price \$360,000 Sold 21 September 2017

2 Noel Crt,
Leongatha 3953

Price \$385,000 Sold 16 August 2017

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.

BUILDERS NOTE
ALL DIMENSIONS ARE TO BE TAKEN TO THE UNFINISHED SURFACE OF THE WORKS. DIMENSIONS ARE TO BE FLASHE ALL POLAR.

NOT FOR

David

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