

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

2 Hewson Street,  
NYORA 3987

### Indicative selling price

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

**Range \$310,000 - \$340,000**

### Median sale price

Median **House** for **NYORA** for period **Jul 2017 - Jun 2018**

Sourced from **CoreLogic**.

**\$275,000**

### 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.

**4 Hewson Street,**  
Nyora 3987

**Price \$360,000** Sold 06 June  
2018

**24 Davis Street,**  
Nyora 3987

**Price \$355,000** Sold 09 May  
2018

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months

### 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 CoreLogic.

House

2 beds

1 baths

2 parking

**Grant's Estate Agents -  
Berwick**

3a Gloucester Ave,  
BERWICK VIC 3806

### Contact agents



**Joanne Spencer**  
Grant's Estate Agents

03 9707 5555  
0403 946 555

[joanne.spencer@grantsea.com.au](mailto:joanne.spencer@grantsea.com.au)

