

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 7 Wyndham Court, Mildura, VIC 3500

Indicative selling price

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

Price Range

\$399,000

&

\$438,900

Median sale price

Median price

\$420,000

Property Type

House

Suburb

Mildura (3500)

Period - From

01/10/2021

to

30/09/2022

Source

pricefinder

Comparable property sales

A 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
40-44 HERSTON DRIVE, MILDURA VIC 3500	\$430,000	26/07/2022
45 HERSTON DRIVE, MILDURA VIC 3500	\$440,000	06/06/2022
10 HERSTON DRIVE, MILDURA VIC 3500	\$402,000	13/05/2022

This Statement of Information was prepared on: 12/10/2022