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Statement of Information

Single residential property

Sections 47AF of the Estate Agents Act 1980

Indicative selling price

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

	Range b	petween \$230,000	&	\$245,000			
Median sale price							
Median price	\$262,324	House 🗸	Sub or loca	urb Mildura			
Period - From	01/11/2016	to 06/11/2017	Source https milds	:://www.realestat ura-3500-vic	te.com.au/neighbourhoods/		

Comparable property sales

These are the three properties sold within two 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
1 25 BOWEN CRES, MILDURA, VIC 3500	\$257,000	03/03/2016
2 37 TULANE DR, MILDURA, VIC 3500	\$230,000	21/03/2016
3 533 WALNUT AVE, MILDURA, VIC 3500	\$257,000	24/03/2016