

## STATEMENT OF INFORMATION

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address including suburb and postcode

26A King Street, Ballarat East, VIC 3350

### Indicative selling price

\$ 330,000 - \$350,000

Range between

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

### Median sale price

Median price  
\$ 330,000

House

\*Delete house or unit as applicable

Suburb  
BALLARAT EAST

Period  
04/08/2018 - 31/01/2019

Source  
Price Finder

### Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



36 CORBETT STREET  
BALLARAT EAST

3 1 2

Agents Advice - Sale \*\$315,000  
Date Sold 16/11/2018  
Land 473 sqm



525 YORK STREET  
BALLARAT EAST

3 1 3

Normal Sale \$345,000  
Date Sold 18/10/2018  
Land 529 sqm



825 BOND STREET  
MOUNT PLEASANT

3 1 1

Normal Sale \$365,000  
Date Sold 18/12/2018  
Land 834 sqm