

## Gillies & Co Real Estate Pty Ltd

ABN: 85 613 103 263 Officer in Effective Control - Margaret Gillies

**69 Wellington Street, Kerang, Vic, 3579**

*Property – The building blocks to your wealth and security*

Phone: 03 5452 2766

Fax: 03 5452 2799

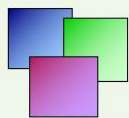
Mob: 0419 889 141

Email: [reception@gilliesandco.com.au](mailto:reception@gilliesandco.com.au)

# STATEMENT OF INFORMATION

19 MILDRED STREET, QUAMBATOOK, VIC 3540

PREPARED BY GILLIES & CO PTY LTD, 69 WELLINGTON STREET KERANG



# Gillies & Co Real Estate Pty Ltd

ABN: 85 613 103 263 Officer in Effective Control - Margaret Gillies  
69 Wellington Street, Kerang, Vic, 3579  
Property - The building blocks to your wealth and security

Phone: 03 5452 2766

Fax: 03 5452 2799

Mob: 0419 889 141

Email: reception@gilliesandco.com.au

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**19 MILDRED STREET, QUAMBATOOK, VIC** 4 1 -

### Indicative Selling Price

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

Price Range: **110,000 to 105,000**

## MEDIAN SALE PRICE



### QUAMBATOOK, VIC, 3540

Suburb Median Sale Price (House)

**\$97,500**

01 April 2017 to 31 March 2018

Provided by:

## COMPARABLE PROPERTIES

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.



**28 GUTHRIE ST, QUAMBATOOK, VIC 3540** 2 1 2

### Sale Price

**\$50,000**

Sale Date: 19/12/2017

Distance from Property: 325m



**37 MILDRED ST, QUAMBATOOK, VIC 3540** 4 - -

### Sale Price

**\$100,000**

Sale Date: 23/10/2017

Distance from Property: 224m



**23 GUTHRIE ST, QUAMBATOOK, VIC 3540** 3 1 6

### Sale Price

**\$60,000**

Sale Date: 20/06/2017

Distance from Property: 483m



This report has been compiled on 04/06/2018 by Gillies & Co Pty Ltd. Property Data Solutions Pty Ltd 2018 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

© The State of Victoria. The State of Victoria owns the copyright in the Property Sales Data and reproduction of the data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address  
Including suburb and  
postcode

19 MILDRED STREET, QUAMBATOOK, VIC 3540

Indicative selling price

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

Price Range:

110,000 to 105,000

Median sale price

Median price

\$97,500

House

X

Unit


Suburb

QUAMBATOOK

Period

01 April 2017 to 31 March 2018

Source



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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
28 GUTHRIE ST, QUAMBATOOK, VIC 3540	\$50,000	19/12/2017
37 MILDRED ST, QUAMBATOOK, VIC 3540	\$100,000	23/10/2017
23 GUTHRIE ST, QUAMBATOOK, VIC 3540	\$60,000	20/06/2017