Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for s	sale						,
Address Including suburb or locality and postcode	28 Scandinavian Crescent, Talbot Vic 3371						
Indicative selling price	е						
For the meaning of this p	orice see cons	sumer.vic.gov.au/	underquot	ting			
Single price \$185,	000						
Median sale price							
Median price \$200,00)0 Pro	operty Type Hous	se		Suburb	Talbot	
Period - From 16/09/2	2018 to	15/09/2019	So	urce	REIV		
Comparable property sales (*Delete A or B below as applicable)							
	s that the est	s sold within five ate agent or agen					
Address of comparab	le property				Pr	rice	Date of sale
1 5 Ballarat St TALBOT 3371					\$1	147,000	21/02/2019
2							
3							
OR							

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

This Statement of Information was prepared on:



16/09/2019

В*

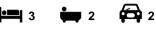


Angela Flowers 5348 1700 0437 456 908 aflowers@hockingstuart.com.au

Indicative Selling Price \$185,000 Median House Price

16/09/2018 - 15/09/2019: \$200,000





Property Type: House Res(Detached)

Land Size: 1110 sqm approx

Agent Comments



Comparable Properties



5 Ballarat St TALBOT 3371 (REI/VG)

2 2

1

4

Price: \$147,000 **Method:** Private Sale **Date:** 21/02/2019

Rooms: 2

Property Type: House (Res) Land Size: 1000 sqm approx Agent Comments

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

Account - hockingstuart | P: 03 5348 1700 | F: 03 5348 4647



