



STATEMENT OF INFORMATION

TULLOCH ST. DALYSTON, VIC 3992

PREPARED BY PBT REAL ESTATE WONTHAGGI



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

TULLOCH ST, DALYSTON, VIC 3992

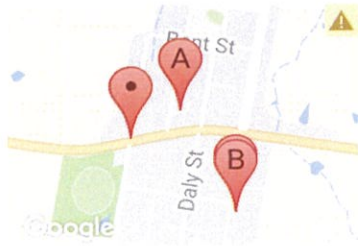
- -

Indicative Selling Price

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

Price Range: \$102,000 to \$109,000

MEDIAN SALE PRICE



DALYSTON, VIC, 3992

Suburb Median Sale Price (Vacant Land)

\$91,000

01 July 2016 to 30 June 2017

Provided by: pricefinder

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.



49 POWLETT ST, DALYSTON, VIC 3992

- -

Sale Price

\$105,000

Sale Date: 24/05/2017

Distance from Property: 196m



25 WALKER ST, DALYSTON, VIC 3992

- -

Sale Price

\$110,000

Sale Date: 04/07/2017

Distance from Property: 446m



23 WALKER ST, DALYSTON, VIC 3992

3 2 1

Sale Price

\$115,000

Sale Date: 18/08/2017

Distance from Property: 437m



This report has been compiled on 05/09/2017 by PBE Real Estate Wonthaggi. Property Data Solutions Pty Ltd 2017 - 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

TULLOCH ST, DALYSTON, VIC 3992

Indicative selling price

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

Price Range: \$102,000 to \$109,000

Median sale price

Median price

\$91,000

House

Unit

Suburb

DALYSTON

Period

01 July 2016 to 30 June 2017

Source

 pricefinder

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
49 POWLETT ST, DALYSTON, VIC 3992	\$105,000	24/05/2017
25 WALKER ST, DALYSTON, VIC 3992	\$110,000	04/07/2017
23 WALKER ST, DALYSTON, VIC 3992	\$115,000	18/08/2017