

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

375 Eleventh Street Mildura VIC 3500

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$245,000

&

\$269,500

Median sale price

(*Delete house or unit as applicable)

Median Price

\$305,000

Property type

House

Suburb

Mildura

Period-from

01 Jan 2019

to

31 Dec 2019

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

3 Clark Court Mildura VIC 3500	\$250,000	18-Dec-18
28 Sharland Street Mildura VIC 3500	\$250,000	31-Jan-19
7 Clark Court Mildura VIC 3500	\$260,000	23-Jan-19

OR

B* ~~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 18 months.~~

This Statement of Information was prepared on: 29 January 2020



first
national
REAL ESTATE

Collie & Tierney

Lyle Massey

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3 Clark Court Mildura VIC 3500

Sold Price

\$250,000

Sold Date

18-Dec-18

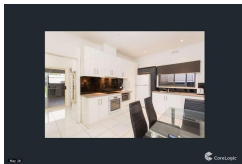
3

1

2

Distance

0.67km



28 Sharland Street Mildura VIC 3500

Sold Price

Sold Date

31-Jan-19

3

1

2

Distance

0.7km



7 Clark Court Mildura VIC 3500

Sold Price

\$260,000

Sold Date

23-Jan-19

3

1

2

Distance

0.71km

RS = Recent sale

UN = Undisclosed Sale

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