

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



27 KYLE COURT, WEST WODONGA, VIC







Indicative Selling Price

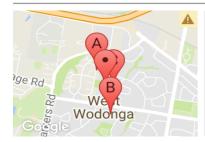
For the meaning of this price see consumer.vic.au/underquoting

Price Range:

300,000 to 315,000

Provided by: Heidi Bourke, Sellbuyrent

MEDIAN SALE PRICE



WEST WODONGA, VIC, 3690

Suburb Median Sale Price (House)

\$324,000

01 October 2016 to 30 September 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.



7 TY CRT, WEST WODONGA, VIC 3690







Sale Price

\$295,000

Sale Date: 19/06/2017

Distance from Property: 270m





7 LLOYD ST, WEST WODONGA, VIC 3690







Sale Price

\$252,000

Sale Date: 08/06/2017

Distance from Property: 407m





33 KYLE CRT, WEST WODONGA, VIC 3690









Sale Price

\$285,000

Sale Date: 07/04/2017

Distance from Property: 112m



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	27 KYLE COURT, WEST WODONGA, VIC 3690
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Indicative selling price

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

Price Range: 300,000 to 315,000

Median sale price

Median price	\$324,000	House X	Unit	Suburb	WEST WODONGA
Period	01 October 2016 to 30 September 2017		Source	p	ricefinder

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
7 TY CRT, WEST WODONGA, VIC 3690	\$295,000	19/06/2017
7 LLOYD ST, WEST WODONGA, VIC 3690	\$252,000	08/06/2017
33 KYLE CRT, WEST WODONGA, VIC 3690	\$285,000	07/04/2017

