

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 1/54 A Gavan Street, Broadford 3658


Indicative selling price

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

Range between \$255,000 & \$280,000

Median sale price

(*Delete house or unit as applicable)

Median price \$420,000 House ☒ Suburb or locality BROADFORD
Period - From January 2018 to October 2018 Source 

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
1. 40 Hawdon Street, Broadford 3658	\$290,000	19/10/2018
2. 5 Donaldson Drive, Broadford 3658	\$270,000	05/10/2018
3. 3 Rupert Street, Broadford 3658	\$255,000	02/08/2018

Property data source: www.pricefinder.com.au Generated on 17th December 2018.