

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 COUSTLEY CLOSE, WALLAN, VIC 3756

Indicative selling price

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

Range between

\$330,000

&

\$360,000

Median sale price

Median price

\$500,000

House

☒

Suburb or
locality

WALLAN, VIC 3756

Period - From

01 July 2018

to

30 June 2019

Source



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
1. 110 STANLEY ST, WALLAN, VIC 3756	\$350,000	20/02/2019
2. 1011 RAGLAN ST, WALLAN, VIC 3756	\$360,000	20/03/2019
3. 15/76 WINDHAM ST, WALLAN, VIC 3756	\$364,000	05/08/2019

Property data source: www.pricefinder.com.au Generated on 9th August 2019.