

## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 5 Middlesex Crescent, SHEPPARTON 3630

House

3 beds

1 baths

1 parking

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$215,000**

## Median sale price

Median **House** for **SHEPPARTON** for period **Feb 2019 - Feb 2019**

Sourced from **RP Data**.

**\$271,500**

## 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 the most comparable to the property for sale.

**36 Heysen Avenue**,  
Shepparton 3630

**Price \$226,500** Sold 24 July  
2018

**6 Scoresby Avenue**,  
Shepparton 3630

**Price \$219,000** Sold 26  
September 2018

**9 Leithen Street**,  
Shepparton 3630

**Price \$210,000** Sold 31 May  
2018

This Statement of Information was prepared on 16th Sep 2019

## Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP Data.

## Stockdale & Leggo Shepparton

91 Wyndham Street,  
Shepparton VIC 3630

## Contact agents



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**Stockdale  
& Leggo**