

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



12 MEDOWRA AVENUE, WANGARATTA,

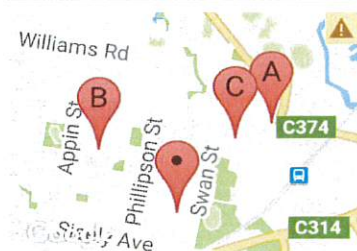
 3  1  1

Indicative Selling Price

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

Single Price: **\$349,000**

MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (House)

\$267,000

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.



107 ROWAN ST, WANGARATTA, VIC 3677

 3  1  2

Sale Price

\$323,000

Sale Date: 18/02/2017

Distance from Property: 948m



13 LANGTREE AVE, WANGARATTA, VIC 3677

 3  1  4

Sale Price

\$315,000

Sale Date: 03/02/2017

Distance from Property: 725m



80 DOCKER ST, WANGARATTA, VIC 3677

 2  1  -

Sale Price

Price Withheld \$343,000

Sale Date: 20/09/2017

Distance from Property: 697m



This report has been compiled on 14/11/2017 by Garry Nash & Co.. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

12 MEDOWRA AVENUE, WANGARATTA, VIC 3677

Indicative selling price

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

Single Price:

\$349,000

Median sale price

Median price

\$267,000

House

☒

Unit

☐

Suburb

WANGARATTA

Period

01 October 2016 to 30 September 2017

Source


pricfinder

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

107 ROWAN ST, WANGARATTA, VIC 3677	\$323,000	18/02/2017
13 LANGTREE AVE, WANGARATTA, VIC 3677	\$315,000	03/02/2017
80 DOCKER ST, WANGARATTA, VIC 3677	Price Withheld	20/09/2017