

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

9 Alan Drive, WALLAN VIC 3756

Indicative selling price

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

Price range
between

\$480,000

&

\$520,000

Median sale price

Median price

\$441,000

House

X

Suburb or
locality

WALLAN VIC 3756

Period - From

October 2017

to

December 2017

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. 21 Queen Street Wallan VIC 3756	\$500,000	25/07/2017
2. 17 Adrian Cct, Wallan VIC 3756	\$470,000	10/08/2017
3. 1003 Raglan Street, Wallan VIC 3756	\$510,000	21/10/2017

Property data source: www.pricefinder.com.au Generated on 29th Jan 2018.