Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered	for sale
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Address	3 Mcinnes Crescent, Churchill Vic 3842
Including suburb or	
locality and postcode	

Indicative selling price

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

Single price \$220,000

Median sale price

Median price \$239,000	Proper	ty Type Ho	use		Suburb	Churchill
Period - From 01/01/2020	to 31/	03/2020	So	urce	REIV	

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

Add	dress of comparable property	Price	Date of sale
1	37 Walker Pde CHURCHILL 3842	\$226,000	27/05/2020
2	35 Euroka Cr CHURCHILL 3842	\$207,500	27/11/2019
3	17 Kelleher St CHURCHILL 3842	\$200,000	17/12/2019

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparableproperties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on:	15/06/2020 15:49









Indicative Selling Price \$220,000 **Median House Price** March quarter 2020: \$239,000

Comparable Properties



37 Walker Pde CHURCHILL 3842 (REI)



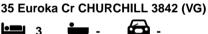


Price: \$226,000 Method: Private Sale Date: 27/05/2020 Rooms: 4

Property Type: House Land Size: 633 sqm approx

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Agent Comments

Agent Comments

Price: \$207,500 Method: Sale Date: 27/11/2019

Property Type: House (Res) Land Size: 702 sqm approx



17 Kelleher St CHURCHILL 3842 (REI/VG)

Agent Comments



Price: \$200,000 Method: Private Sale Date: 17/12/2019 Property Type: House Land Size: 554 sqm approx

Account - Rennie Property Sales | P: 03 5133 7900 | F: 03 5133 9244



