

STATEMENT OF INFORMATION

114 PHILLIPSON STREET, WANGARATTA, VIC 3677 PREPARED BY GARRY NASH & CO., 23 BAKER STREET WANGARATTA

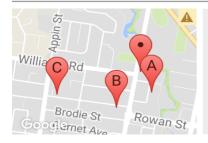


STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (House)

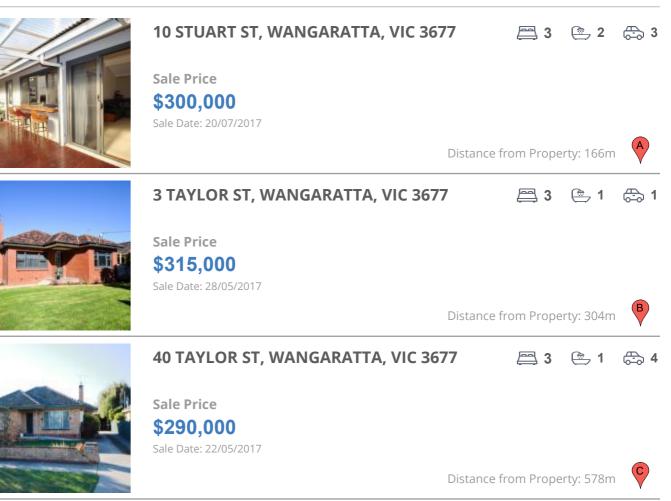
\$275,000

01 July 2016 to 30 June 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.



This report has been compiled on 16/09/2017 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 114 PHILLIPSON STREET, WANGARATTA, VIC 3677

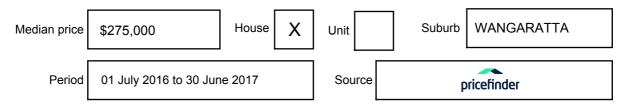
Indicative selling price

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

Single Price:

\$312,000

Median sale price



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
10 STUART ST, WANGARATTA, VIC 3677	\$300,000	20/07/2017
3 TAYLOR ST, WANGARATTA, VIC 3677	\$315,000	28/05/2017
40 TAYLOR ST, WANGARATTA, VIC 3677	\$290,000	22/05/2017

