
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 47 Havlin Street East, Kennington VIC 3550

Indicative selling price

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

\$495,000

&

\$520,000

Median sale price

Median price \$377,500

House

X

Suburb or
locality Kennington

Period - From Sep 10th 2018 to Sep 10th 2018

Source www.realestate.com.au

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. 3 Condon Street, Kennington VIC 3550	\$520,000	8 th Nov 2018
2. 163 Mitchell Street, Bendigo VIC 3550	\$479,000	16 th Aug 2018
3. 65 Carpenter Street, Quarry Hill VIC 3550	\$505,00	28 May 2018

Additional information about comparable sales.



Kennington 3 Condon Street

3 BED 2 BATH 1 CAR

METHOD Private
TYPE House
LAND 600m2 approx.



Kennington 163 Mitchell Street

3 BED 2 BATH 2 CAR

METHOD Private
TYPE House
LAND 700m2 approx.



Kennington 65 Carpenter Street

3 BED 1 BATH 1 CAR

METHOD Private
TYPE House
LAND 545m2 approx.