



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**85 Queens Road,
WARRNAMBOOL 3280**

Indicative selling price

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

Range \$320,000 - \$329,000

Median sale price

Median **House** for **WARRNAMBOOL** for period **Jan 2017 - Jan 2018**

Sourced from **Pricefinder**.

\$327,000

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

79 Queens Road,
Warrnambool 3280

Price \$305,000 Sold 05
September 2016

23 Dooley Street,
Warrnambool 3280

Price \$315,000 Sold 01
December 2016

33 St James Crescent,
Warrnambool 3280

Price \$329,000 Sold 12 April
2017

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

Stockdale & Leggo Warrnambool

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Contact agents



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**Stockdale
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