



STATEMENT OF INFORMATION

46 DUNN STREET, WONTHAGGI, VIC 3995

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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

**46 DUNN STREET, WONTHAGGI, VIC 3995**  3  1  3**Indicative Selling Price**For the meaning of this price see consumer.vic.au/underquoting**Single Price: \$275,000**

Provided by: Phil Hanley, Alex Scott Wonthaggi

MEDIAN SALE PRICE

**WONTHAGGI, VIC, 3995****Suburb Median Sale Price (House)****\$288,000**

01 July 2016 to 30 June 2017

Provided by: 

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.

**63 BROOME CRES, WONTHAGGI, VIC 3995**  3  2  2**Sale Price*****\$280,000**

Sale Date: 02/08/2017

Distance from Property: 197m

**28 CAMERON ST, WONTHAGGI, VIC 3995**  3  1  2**Sale Price****\$300,000**

Sale Date: 17/04/2017

Distance from Property: 367m

**65 REED CRES, WONTHAGGI, VIC 3995**  4  1  2**Sale Price*****\$315,000**

Sale Date: 26/06/2017

Distance from Property: 496m



This report has been compiled on 15/09/2017 by Alex Scott Wonthaggi. 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

46 DUNN STREET, WONTHAGGI, VIC 3995

Indicative selling price

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

Single Price:

\$275,000

Median sale price

Median price

\$288,000

House

X

Unit

Suburb

WONTHAGGI

Period

01 July 2016 to 30 June 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
63 BROOME CRES, WONTHAGGI, VIC 3995	*\$280,000	02/08/2017
28 CAMERON ST, WONTHAGGI, VIC 3995	\$300,000	17/04/2017
65 REED CRES, WONTHAGGI, VIC 3995	*\$315,000	26/06/2017