



**first
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REAL ESTATE

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Statement of Information

3 WESTIN PLACE, ECHUCA, VIC 3564

Prepared by Troy O'Brien, Charles L King & Co First National

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



3 WESTIN PLACE, ECHUCA, VIC 3564

 3  2  2

Indicative Selling Price

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

Price Range: **\$420,000 to \$450,000**

Provided by: Sharon Henson, Charles L King & Co First National

MEDIAN SALE PRICE



ECHUCA, VIC, 3564

Suburb Median Sale Price (House)

\$330,000

01 January 2017 to 31 December 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.



24 LYNCH DR, ECHUCA, VIC 3564

 3  2  2

Sale Price

***\$475,000**

Sale Date: 29/11/2017

Distance from Property: 569m



23 JAMIESON DR, ECHUCA, VIC 3564

 4  2  3

Sale Price

***\$477,500**

Sale Date: 15/12/2017

Distance from Property: 471m



68 WEARNE RD, ECHUCA, VIC 3564

 4  2  2

Sale Price

\$427,000

Sale Date: 26/10/2017

Distance from Property: 287m



This report has been compiled on 29/01/2018 by Charles L King & Co First National. Property Data Solutions Pty Ltd 2018 - 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

3 WESTIN PLACE, ECHUCA, VIC 3564

Indicative selling price

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

Price Range:

\$420,000 to \$450,000

Median sale price

Median price

\$330,000

House

X

Unit


Suburb

ECHUCA

Period

01 January 2017 to 31 December 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
24 LYNCH DR, ECHUCA, VIC 3564	*\$475,000	29/11/2017
23 JAMIESON DR, ECHUCA, VIC 3564	*\$477,500	15/12/2017
68 WEARNE RD, ECHUCA, VIC 3564	\$427,000	26/10/2017