

STATEMENT OF INFORMATION

3/36B WHITE ROAD, NORTH WONTHAGGI, VIC 3995

PREPARED BY CAL NATION, ALEX SCOTT WONTHAGGI, PHONE: 0439 334 163



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



3/36B WHITE ROAD, NORTH WONTHAGGI, 🕮 - 🕒 -







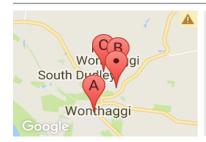
Indicative Selling Price

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

Single Price: \$360,000

Provided by: Cal Nation, Alex Scott Wonthaggi

MEDIAN SALE PRICE



NORTH WONTHAGGI, VIC, 3995

Suburb Median Sale Price (Other)

01 October 2016 to 30 September 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.



18 HAGELTHORN ST, WONTHAGGI, VIC 3995







Sale Price

*\$359,000

Sale Date: 03/07/2017

Distance from Property: 1.8km





47 OXFORD WAY, NORTH WONTHAGGI, VIC







Sale Price

\$369,500

Sale Date: 14/05/2017

Distance from Property: 755m





9 LANGLEY WAY, NORTH WONTHAGGI, VIC







Sale Price

\$389,000

Sale Date: 16/06/2017

Distance from Property: 1.2km



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	3/36B WHITE ROAD, NORTH WONTHAGGI, VIC 3995
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquotin						
Single Price:	\$360,000					

Median sale price

Median price		House		Unit	Suburb	NORTH WONTHAGGI
Period	01 October 2016 to 30 September 2017		Source	р	ricefinder	

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
18 HAGELTHORN ST, WONTHAGGI, VIC 3995	*\$359,000	03/07/2017
47 OXFORD WAY, NORTH WONTHAGGI, VIC 3995	\$369,500	14/05/2017
9 LANGLEY WAY, NORTH WONTHAGGI, VIC 3995	\$389,000	16/06/2017