

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 8 Ridge Court, Mildura, VIC 3500

Indicative selling price

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

Price Range

\$335,000

&

\$368,500

Median sale price

Median price

\$338,750

Property Type

House

Suburb

Mildura (3500)

Period - From

01/01/2020

to

31/12/2020

Source

pricefinder

Comparable property sales

A 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
3 MILLER AVENUE, MILDURA VIC 3500	\$335,000	12/11/2020
20 OLIVEWOOD DRIVE, MILDURA VIC 3500	\$335,000	04/11/2020
9 MACQUARIE COURT, MILDURA VIC 3500	\$322,000	02/09/2020

This Statement of Information was prepared on: 06/02/2021