

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

Lot 122 Summerfields Estate Wonthaggi VIC 3995

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$180,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$175,000

*House

*Unit

Suburb

North Wonthaggi

Period-from

01 Jul 2018

to

30 Jun 2019

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

80 Griffiths Street North Wonthaggi VIC 3995	\$180,000	19-Jan-19
82 Griffiths Street North Wonthaggi VIC 3995	\$183,000	06-Jun-19
86 Griffiths Street North Wonthaggi VIC 3995	\$175,000	29-Jan-19

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

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Lucy Barrett

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80 Griffiths Street North Wonthaggi VIC 3995	Sold Price	\$180,000	Sold Date	19-Jan-19
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Distance	0.13km
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82 Griffiths Street North Wonthaggi VIC 3995	Sold Price	\$183,000	Sold Date	06-Jun-19
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Distance	0.13km
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86 Griffiths Street North Wonthaggi VIC 3995	Sold Price	\$175,000	Sold Date	29-Jan-19
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Distance	0.13km
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RS = Recent sale

UN = Undisclosed Sale

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