

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



12 HILLANDALE COURT, BONEGILLA, VIC 🕮 5 🕒 3 🚓 2







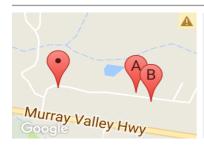
Indicative Selling Price

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

Price Range:

\$650,000 to \$690,000

MEDIAN SALE PRICE



BONEGILLA, VIC, 3691

Suburb Median Sale Price (House)

\$970,000

01 October 2016 to 30 September 2017

Provided by: **pricefinder**

COMPARABLE PROPERTIES

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.



39 HILLANDALE CRT, BONEGILLA, VIC 3691







Sale Price

\$615,000

Sale Date: 23/02/2017

Distance from Property: 262m





44 HILLANDALE CRT, BONEGILLA, VIC 3691







Sale Price

*\$545,000

Sale Date: 01/12/2017

Distance from Property: 315m



Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

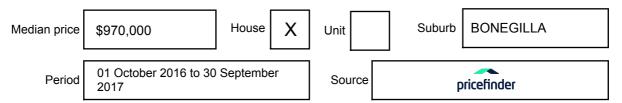


Indicative selling price

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Price Range: \$650,000 to \$690,000

Median sale price



Comparable property sales

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.

Address of comparable property	Price	Date of sale
39 HILLANDALE CRT, BONEGILLA, VIC 3691	\$615,000	23/02/2017
44 HILLANDALE CRT, BONEGILLA, VIC 3691	*\$545,000	01/12/2017