

We put you first

# **Statement of Information**

16 CLANDEBOYE ROAD, BARANDUDA, VIC 3691

Prepared by William Bonnici, First National Bonnici & Associates



## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



## **MEDIAN SALE PRICE**



# **BARANDUDA**, VIC, 3691

Suburb Median Sale Price (House)

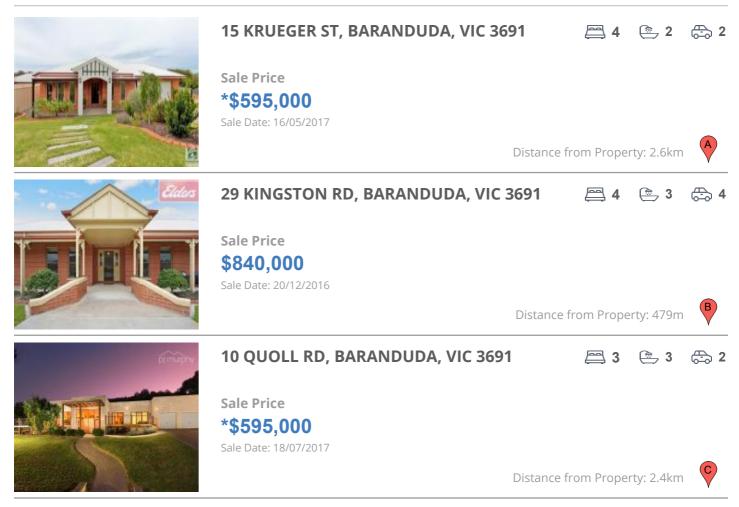
\$375,000

01 July 2016 to 30 June 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.



This report has been compiled on 10/08/2017 by First National Bonnici & Associates. Property Data Solutions Pty Ltd 2017 - 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 16 CLANDEBOYE ROAD, BARANDUDA, VIC 3691

### Indicative selling price

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

Single Price:

e: \$749,000

### Median sale price

Median price	\$375,000	House	Х	Unit	Suburb	BARANDUDA	
Period	01 July 2016 to 30 Jun	luly 2016 to 30 June 2017		Source	р	pricefinder	

### **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
15 KRUEGER ST, BARANDUDA, VIC 3691	*\$595,000	16/05/2017
29 KINGSTON RD, BARANDUDA, VIC 3691	\$840,000	20/12/2016
10 QUOLL RD, BARANDUDA, VIC 3691	*\$595,000	18/07/2017

