



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 54 PARDEWS LANE, ORBOST 3888

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$240,000 - \$250,000**

### Median sale price

Median **House** for **ORBOST** for period **Jul 2019 - Aug 2019**

Sourced from **allhomes**.

**\$185,000**

### Comparable property sales

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 the most comparable to the property for sale.

**5 Boundary Road,**  
Orbost 3888

**Price \$310** Sold 31 July 2019

**48 Boundary Road,**  
Orbost 3888

**Price \$250,000** Sold 20  
March 2019

**37 Wolseley Street,**  
Orbost 3888

**Price \$175,000** Sold 09 April  
2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from allhomes.

#### Elders Real Estate Orbost

119 Nicholson Street,  
Orbost VIC 3888

#### Contact agents



**ANNA CURREN**  
Elders

03 5154 2115  
0457 600 895  
[anna.curren@eldersrealestate.com.au](mailto:anna.curren@eldersrealestate.com.au)



**KIM CURREN**  
Elders

03 5154 2115  
0477 039 282  
[anna.curren@eldersrealestate.com.au](mailto:anna.curren@eldersrealestate.com.au)

