



STATEMENT OF INFORMATION

19 OBRIEN CIRCUIT, NORTH WONTHAGGI, VIC 3995

PREPARED BY PBE REAL ESTATE WONTHAGGI





STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



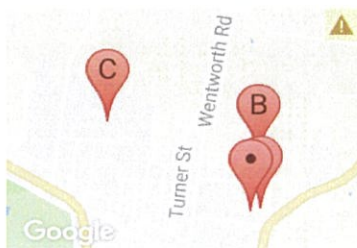
19 OBRIEN CIRCUIT, NORTH WONTHAGGI, 4 2 2

Indicative Selling Price

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

Single Price: **\$469,000**

MEDIAN SALE PRICE



NORTH WONTHAGGI, VIC, 3995

Suburb Median Sale Price (House)

\$310,750

01 April 2017 to 31 March 2018

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.



8 OBRIEN CCT, NORTH WONTHAGGI, VIC 3995 4 2 2

Sale Price

***\$455,000**

Sale Date: 28/03/2018

Distance from Property: 68m



15 SUSSEX CRT, NORTH WONTHAGGI, VIC

4 2 2

Sale Price

***\$499,000**

Sale Date: 09/03/2018

Distance from Property: 407m



8 LANGLEY WAY, NORTH WONTHAGGI, VIC

4 2 2

Sale Price

\$440,000

Sale Date: 02/11/2017

Distance from Property: 1.2km



This report has been compiled on 16/04/2018 by PBE Real Estate Wonthaggi. Property Data Solutions Pty Ltd 2018 - 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

19 OBRIEN CIRCUIT, NORTH WONTHAGGI, VIC 3995

Indicative selling price

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

Single Price:

\$469,000

Median sale price

Median price

\$310,750

House

☒

Unit

☐

Suburb

NORTH
WONTHAGGI

Period

01 April 2017 to 31 March 2018

Source


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
8 OBRIEN CCT, NORTH WONTHAGGI, VIC 3995	*\$455,000	28/03/2018
15 SUSSEX CRT, NORTH WONTHAGGI, VIC 3995	*\$499,000	09/03/2018
8 LANGLEY WAY, NORTH WONTHAGGI, VIC 3995	\$440,000	02/11/2017