

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

21 Jackson Avenue, Sale Vic 3850

Indicative selling price

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

Single price

\$219,950

Median sale price

Median price

\$247,500

Property Type

Unit

Suburb

Sale

Period - From

01/01/2020

to

31/03/2020

Source

REIV

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
1	7 Alexandra Av SALE 3850	\$230,000	28/05/2020
2	8/61-65 Raglan St SALE 3850	\$222,500	01/04/2020
3	10 Princes Hwy SALE 3850	\$207,500	03/03/2020

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.~~

This Statement of Information was prepared on:

06/06/2020 10:24



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Property Type: House
Land Size: 623 sqm approx
Agent Comments

Indicative Selling Price
\$219,950

Median Unit Price
March quarter 2020: \$247,500

Comparable Properties



7 Alexandra Av SALE 3850 (REI)

Agent Comments

3 1 2

Price: \$230,000
Method: Private Sale
Date: 28/05/2020
Rooms: 5
Property Type: House



8/61-65 Raglan St SALE 3850 (VG)

Agent Comments

2 - -

Price: \$222,500
Method: Sale
Date: 01/04/2020
Property Type: Flat/Unit/Apartment (Res)



10 Princes Hwy SALE 3850 (REI/VG)

Agent Comments

3 1 1

Price: \$207,500
Method: Private Sale
Date: 03/03/2020
Rooms: 5
Property Type: House
Land Size: 571 sqm approx