



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

26 Phillips Street,  
SHEPPARTON 3630

### Indicative selling price

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

**Range \$175,000 - \$190,000**

### Median sale price

Median **House** for **SHEPPARTON** for period **Oct 2017 - Oct 2017**

Sourced from **RP Data**.

**\$258,000**

### 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 the most comparable to the property for sale.

**8 Cameron Avenue,**  
Shepparton 3630

Price **\$179,000** Sold 11  
December 2017

**20 Levis Street,**  
Shepparton 3630

Price **\$189,000** Sold 27  
October 2016

**16 Regent Street,**  
Shepparton 3630

Price **\$200,000** Sold 16  
January 2018

### 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 RP Data.

#### Stockdale & Leggo Shepparton

120 Wyndham Street,  
Shepparton VIC 3630

#### Contact agents



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**Stockdale  
& Leggo**