



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 67 Molyneaux Street, WARRACKNABEAL 3393

### Indicative selling price

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

**Single price \$99,000**

### Median sale price

Median **House** for **Warracknabeal** for period **Dec 2017 - Nov 2018**

Sourced from **Corelogic**.

**\$115,000**

### 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.

**111A Jamouneau Street,**  
Warracknabeal 3393

**Price \$87,300** Sold 16 August  
2017

**1 Alamein Avenue,**  
Warracknabeal 3393

**Price \$90,000** Sold 29  
October 2018

**3A Bowman Street,**  
Warracknabeal 3393

**Price \$85,000** Sold 13 April  
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 Corelogic.

House

  
**3 beds**

  
**1 baths**

**Elders Rural Services Australia  
Ltd**

30 Scott Street,  
Warracknabeal VIC 3393

### Contact agents



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