

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



15 YOUNGER STREET, WANGARATTA,

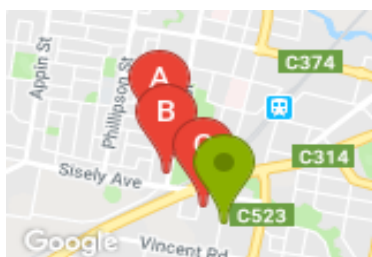
 3  1  4

Indicative Selling Price

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

Single Price: \$309,000

MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (House)

\$289,750

01 July 2017 to 30 June 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.



11 MEPUNGA AVE, WANGARATTA, VIC

 3  1  1

Sale Price

\$295,000

Sale Date: 11/05/2018

Distance from Property: 758m



9 SWAN ST, WANGARATTA, VIC 3677

 3  1  1

Sale Price

\$289,500

Sale Date: 06/03/2018

Distance from Property: 534m



7 CALLANDER AVE, WANGARATTA, VIC

 3  1  2

Sale Price

\$279,000

Sale Date: 23/08/2017

Distance from Property: 189m



This report has been compiled on 20/07/2018 by Garry Nash & Co.. 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

Property offered for

Address
Including suburb and

15 YOUNGER STREET, WANGARATTA, VIC

Indicative selling price

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

Single Price: \$309,000

Median sale price

Median price

\$289,750

House

X

Unit


Suburb

WANGARATTA

Period

01 July 2017 to 30 June 2018

Source



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	Price	Date of sale
11 MEPUNGA AVE, WANGARATTA, VIC 3677	\$295,000	11/05/2018
9 SWAN ST, WANGARATTA, VIC 3677	\$289,500	06/03/2018
7 CALLANDER AVE, WANGARATTA, VIC 3677	\$279,000	23/08/2017