

9 Norman Court, Bright Vic 3741



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Indicative Selling Price

\$599,000

Median House Price

Year ending March 2018: \$539,500



3 2 2

Rooms:

Property Type: Land

Land Size: 900 sqm approx

Agent Comments

Comparable Properties



19 Norman Ct BRIGHT 3741 (REI/VG)

Agent Comments

3 2 3

Price: \$570,000

Method: Private Sale

Date: 02/05/2017

Rooms: 5

Property Type: House

Land Size: 851 sqm approx



7 Norman Ct BRIGHT 3741 (REI/VG)

Agent Comments

3 2 2

Price: \$495,000

Method: Private Sale

Date: 30/11/2017

Rooms: -

Property Type: House

Land Size: 832 sqm approx



4 Norman Ct BRIGHT 3741 (REI)

Agent Comments

3 2 1

Price: \$579,000

Method: Private Sale

Date: 10/04/2018

Rooms: -

Property Type: House

Land Size: 736 sqm approx

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

9 Norman Court, Bright Vic 3741

Indicative selling price

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

Single price \$599,000

Median sale price

Median price \$539,500

House

X

Unit

Suburb or locality

Bright

Period - From 01/04/2017

to

31/03/2018

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 eighteen 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	19 Norman Ct BRIGHT 3741	\$570,000	02/05/2017
2	7 Norman Ct BRIGHT 3741	\$495,000	30/11/2017
3	4 Norman Ct BRIGHT 3741	\$579,000	10/04/2018

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 eighteen months.~~