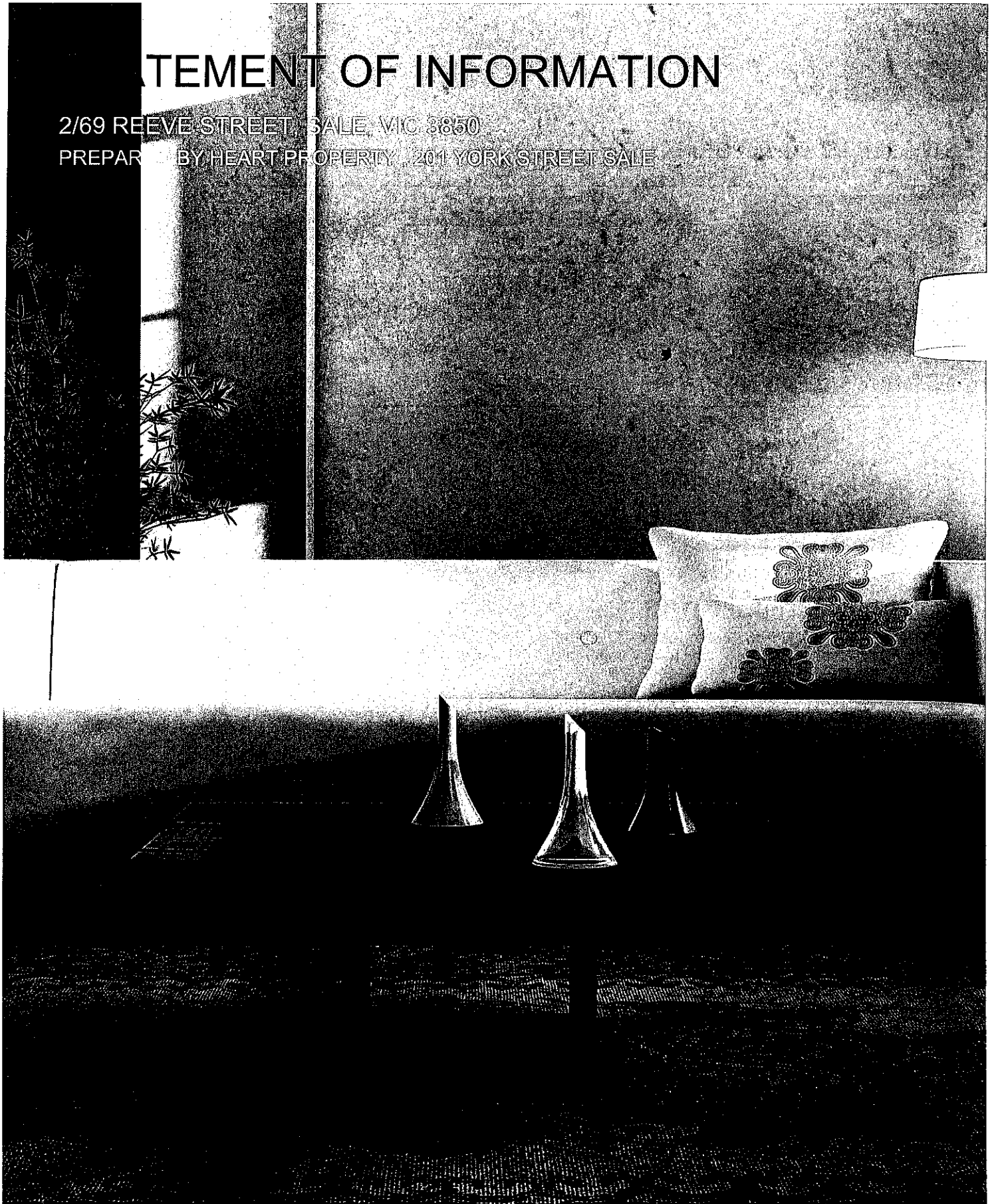


# STATEMENT OF INFORMATION

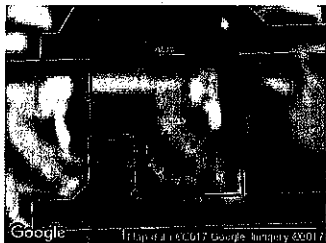
2/69 REEVE STREET, SALE, VIC 3850

PREPARED BY HEART PROPERTY, 201 YORK STREET SALE



## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**2/69 REEVE STREET, SALE, VIC 3850**

 2  1  2

### Indicative Selling Price

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

**Price Range: \$295,000 to \$326,000**

## MEDIAN SALE PRICE




**SALE, VIC, 3850**

Suburb Median Sale Price (Unit)

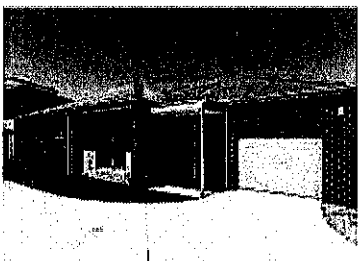
**\$246,250**

01 October 2016 to 30 September 2017

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.



**2/20 DARLING ST, SALE, VIC 3850**

 2  2  1

Sale Price

**\$311,000**

Sale Date: 08/08/2017

Distance from Property: 1.9km



**2/42 ROSS ST, SALE, VIC 3850**

 2  2  1

Sale Price

**\$333,000**

Sale Date: 15/05/2017

Distance from Property: 614m



**1/150 REEVE ST, SALE, VIC 3850**

 3  1  2

Sale Price

**\$305,000**

Sale Date: 14/06/2017

Distance from Property: 716m



This report has been compiled on 12/12/2017 by Heart Property . Property Data Solutions Pty Ltd 2017 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

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**4/134 DESAILLY ST, SALE, VIC 3850**

 **2**  **1**  **1**

**Sale Price**

**\*\$302,500**

Sale Date: 10/11/2017

Distance from Property: 399m



**1/71 REEVE ST, SALE, VIC 3850**

 **3**  **1**  **2**

**Sale Price**

**\*\$300,000**

Sale Date: 21/11/2017

Distance from Property: 29m



## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode

2/69 REEVE STREET, SALE, VIC 3850

### Indicative selling price

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

Price Range: \$295,000 to \$326,000

### Median sale price

Median price \$246,250

House

Unit

X

Suburb

SALE

Period

01 October 2016 to 30 September 2017

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 property	Price	Date of sale
2/20 DARLING ST, SALE, VIC 3850	\$311,000	08/08/2017
2/42 ROSS ST, SALE, VIC 3850	\$333,000	15/05/2017
1/150 REEVE ST, SALE, VIC 3850	\$305,000	14/06/2017
4/134 DESAILLY ST, SALE, VIC 3850	*\$302,500	10/11/2017

1/71 REEVE ST, SALE, VIC 3850	*\$300,000	21/11/2017
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