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## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### LAND Offered for Sale

10 Tilbridge Street Wangaratta VIC 3677

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### Indicative Selling Price

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

Single Price \$175,000

### Median Sale Price

\$140,500 Lands in Wangaratta between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 5 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.

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<b>8 Tilbridge Street Wangaratta VIC 3677</b>	Sold Price	<b>\$165,000</b>	Sold Date	<b>05-Oct-17</b>
-  -  -			Distance	<b>0.02km</b>

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<b>14 Tilbridge Street Wangaratta VIC 3677</b>	Sold Price	<b>\$166,500</b>	Sold Date	<b>07-Aug-18</b>
-  -  -			Distance	<b>0.04km</b>

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<b>6 Tilbridge Street Wangaratta VIC 3677</b>	Sold Price	<b>\$165,000</b>	Sold Date	<b>22-Feb-18</b>
-  -  -			Distance	<b>0.04km</b>

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