

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



26 JORDYN TERRACE, WANGARATTA,





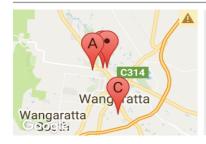


Indicative Selling Price

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

Single Price: \$495,000

MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (House)

\$272,500

01 January 2017 to 31 December 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.



14 PEEPBO ST, WANGARATTA, VIC 3677







Sale Price

*\$455,000

Sale Date: 20/02/2018

Distance from Property: 1.5km





10 NAMBROK CRES, WANGARATTA, VIC 3677 🔑 4







Sale Price

*\$490,000

Sale Date: 18/01/2018

Distance from Property: 397m





25 MILNES CREEK DR, WANGARATTA, VIC







Sale Price

*\$490.000

Sale Date: 20/10/2017

Distance from Property: 5.5km



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	26 JORDYN TERRACE, WANGARATTA, VIC 3677
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Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting						
Single Price:	\$495,000					

Median sale price

Median price	\$272,500	House	X	Unit	Suburb	WANGARATTA
Period	01 January 2017 to 31 December 2017			Source		ricefinder

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
14 PEEPBO ST, WANGARATTA, VIC 3677	*\$455,000	20/02/2018
10 NAMBROK CRES, WANGARATTA, VIC 3677	*\$490,000	18/01/2018
25 MILNES CREEK DR, WANGARATTA, VIC 3677	*\$490,000	20/10/2017