

STATEMENT OF INFORMATION

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address including suburb and postcode

1/68 Wattle Avenue, Wendouree

Indicative selling price

\$ 195,000 - \$210,000

Range between

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

Median sale price

Median price
\$ 293,500

House

*Delete house or unit as applicable

Suburb
WENDOUREE

Period
24/06/2018 - 21/12/2018

Source
Price Finder

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



57 PRIMROSE STREET
WENDOUREE

2 1 1

Normal Sale \$197,500
Date Sold 16/07/2018
Land 606 sqm



1229 NORMAN STREET
WENDOUREE

2 1 2

Agents Advice - Sale Price Withheld
Date Sold 20/12/2018
Land 698.8510985308 sqm



1240 GREVILLEA ROAD
WENDOUREE

2 1 1

Normal Sale \$190,000
Date Sold 22/10/2018
Land 622 sqm