

STATEMENT OF INFORMATION

2/39 CAMERON STREET, WONTHAGGI, VIC 3995
PREPARED BY PBE REAL ESTATE WONTHAGGI



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



2/39 CAMERON STREET, WONTHAGGI,







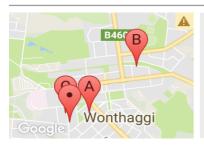
Indicative Selling Price

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

Single Price:

\$299,000

MEDIAN SALE PRICE



WONTHAGGI, VIC, 3995

Suburb Median Sale Price (Unit)

\$255,000

01 July 2016 to 30 June 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.



18 HAGELTHORN ST, WONTHAGGI, VIC 3995







Sale Price

*\$359,000

Sale Date: 03/07/2017

Distance from Property: 287m





1 BEARD ST, WONTHAGGI, VIC 3995







Sale Price

Price Withheld

Sale Date: 13/02/2017

Distance from Property: 1.5km



1/8 BENT ST, WONTHAGGI, VIC 3995







Sale Price

*\$316,000

Sale Date: 28/07/2017

Distance from Property: 1.2km









Sale Price

*\$319,500

Sale Date: 30/03/2017

Distance from Property: 130m



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	2/39 CAMERON STREET, WONTHAGGI, VIC 3995
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Indicative selling price

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

Single Price:	\$299,000	

Median sale price

Median price	\$255,000	House	Unit 🗡	Suburb	WONTHAGGI
Period	01 July 2016 to 30 June 2017		Source	p	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
18 HAGELTHORN ST, WONTHAGGI, VIC 3995	*\$359,000	03/07/2017
1 BEARD ST, WONTHAGGI, VIC 3995	Price Withheld	13/02/2017
1/8 BENT ST, WONTHAGGI, VIC 3995	*\$316,000	28/07/2017
16 CAMERON ST, WONTHAGGI, VIC 3995	*\$319,500	30/03/2017

