

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 or
locality and postcode

435 Dhurringile Road Tatura

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

\$299,000

Median sale price

Median price

\$243,250

House

Suburb
or locality

Tatura

Period - From

20/09/2017

to

29/9/2017

Source

Realestate.com

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
1	161 O'Reilly Road Tatura	\$280,000	29/09/2016
2	470 Murton Road Tatura	\$277,500	27/06/2016
3	29/31 Hampton Road Tatura	\$340,000	22/09/2017