

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

128 Thomas Mitchell Drive Wodonga VIC 3690

Indicative selling price

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

Single Price

\$329,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$349,000

Property type

House

Suburb

Wodonga

Period-from

01 Jan 2020

to

31 Dec 2020

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

138 Thomas Mitchell Drive Wodonga VIC 3690	\$199,000	20-Feb-20
10 Glenview Avenue Wodonga VIC 3690	\$355,000	20-Nov-20
106 Thomas Mitchell Drive Wodonga VIC 3690	\$265,000	15-Apr-20

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on: 11 January 2021

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**138 Thomas Mitchell Drive
 Wodonga VIC 3690**

2 1 1

Sold Price **\$199,000** Sold Date **20-Feb-20**

Distance **0.09km**



**10 Glenview Avenue Wodonga VIC
 3690**

4 2 3

Sold Price **\$355,000** Sold Date **20-Nov-20**

Distance **0.21km**



**106 Thomas Mitchell Drive
 Wodonga VIC 3690**

3 2 2

Sold Price **\$265,000** Sold Date **15-Apr-20**

Distance **0.28km**



1 Hardie Court Wodonga VIC 3690

3 2 4

Sold Price **\$310,000** Sold Date **13-Feb-20**

Distance **0.41km**

RS = Recent sale UN = Undisclosed Sale

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