

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 or
locality and postcode

1/146 Reeve Street, Sale Vic 3850

Indicative selling price

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

Single price

\$349,950

Median sale price

Median price

\$271,250

Property Type

Unit

Suburb

Sale

Period - From

01/10/2019

to

30/09/2020

Source

REIV

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
1	73a Thomson St SALE 3850	\$379,000	17/09/2020
2	1/35 Reeve St SALE 3850	\$345,000	27/11/2019
3	2/139 Reeve St SALE 3850	\$340,000	28/11/2019

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:

03/12/2020 11:49

Chris Morrison

0351439206

0419381832

cjmorrison@chalmer.com.au

Indicative Selling Price

\$349,950

Median Unit Price

Year ending September 2020: \$271,250



3 2 1

Property Type: Townhouse
(Single)

Agent Comments

Comparable Properties



73a Thomson St SALE 3850 (REI/VG)

Agent Comments

2 2 1

Price: \$379,000

Method: Private Sale

Date: 17/09/2020

Rooms: 7

Property Type: Townhouse (Single)

Land Size: 407 sqm approx



1/35 Reeve St SALE 3850 (REI/VG)

Agent Comments

3 1 1

Price: \$345,000

Method: Private Sale

Date: 27/11/2019

Rooms: 5

Property Type: Townhouse (Single)



2/139 Reeve St SALE 3850 (REI/VG)

Agent Comments

2 1 1

Price: \$340,000

Method: Private Sale

Date: 28/11/2019

Rooms: 4

Property Type: Townhouse (Single)