

STATEMENT OF INFORMATION

12 RED GUM WAY, WANGARATTA, VIC 3677

PREPARED BY DISTRICT PROPERTY GROUP, 6 FORD STREET, WANGARATTA

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



12 RED GUM WAY, WANGARATTA, VIC

 4  2  2

Indicative Selling Price

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

Price Range: **\$465,000 to \$485,000**

MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (House)

\$274,750

01 October 2016 to 30 September 2017

Provided by: 

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.



11 LOGAN DR, WANGARATTA, VIC 3677

 4  2  3

Sale Price

\$470,000

Sale Date: 26/04/2017

Distance from Property: 1.2km



16 SWINBURNE DR, WANGARATTA, VIC 3677

 4  2  2

Sale Price

\$449,900

Sale Date: 20/03/2017

Distance from Property: 1.2km



28 COLLYN-DALE DR, WANGARATTA, VIC 3677

 4  2  3

Sale Price

\$450,000

Sale Date: 11/01/2017

Distance from Property: 119m



This report has been compiled on 09/10/2017 by District Property Group. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

12 RED GUM WAY, WANGARATTA, VIC 3677

Indicative selling price

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Price Range:

\$465,000 to \$485,000

Median sale price

Median price

\$274,750

House

X

Unit


Suburb

WANGARATTA

Period

01 October 2016 to 30 September 2017

Source



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
11 LOGAN DR, WANGARATTA, VIC 3677	\$470,000	26/04/2017
16 SWINBURNE DR, WANGARATTA, VIC 3677	\$449,900	20/03/2017
28 COLLYN-DALE DR, WANGARATTA, VIC 3677	\$450,000	11/01/2017