



Statement of Information

Section n 47AF of the Estate Agents Act 1980

Property offered for sale
**25 Thompsons Road,
NEWBOROUGH 3825**

Farmlet



3 beds



2 baths



3 parking

Indicative selling price

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

Range \$420,000 - \$445,000

Median sale price

Median **Farmlet** for **NEWBOROUGH** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$371,500

Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

45 Becks Bridge Road,
Newborough 3825

Price **\$570,000** Sold 06
March 2019

4 Bormans Street,
Moe South 3825

Price **\$508,000** Sold 26
November 2019

1044 Coalville Road,
Narracan 3824

Price **\$508,000** Sold 15
March 2019

This Statement of Information was prepared on 2nd Dec 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

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