

STATEMENT OF INFORMATION

4 SELBY CLOSE, BARWON HEADS, VIC

PREPARED BY THE TRUSTEE FOR PAVILION PROPERTY GROUP PTY LTD



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



4 SELBY CLOSE, BARWON HEADS, VIC

 3  2  2

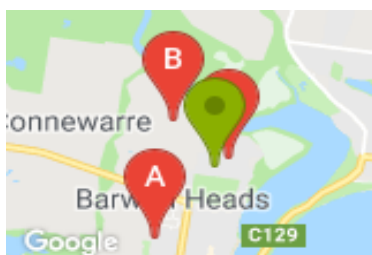
Indicative Selling Price

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

Price Range: **\$810,000 to \$890,000**

Provided by: Eliza Novak, The Trustee for Pavilion Property Group Pty Ltd

MEDIAN SALE PRICE



BARWON HEADS, VIC, 3227

Suburb Median Sale Price (House)

\$866,000

01 July 2017 to 30 June 2018

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.



27 THOMSON DR, BARWON HEADS, VIC

 3  2  1

Sale Price

\$875,000

Sale Date: 29/01/2018

Distance from Property: 1.3km



13 GLYNDON CRT, BARWON HEADS, VIC

 3  2  3

Sale Price

\$850,000

Sale Date: 08/12/2017

Distance from Property: 836m



8 HAMPDEN CL, BARWON HEADS, VIC

 3  2  2

Sale Price

\$803,000

Sale Date: 29/07/2017

Distance from Property: 205m



This report has been compiled on 20/07/2018 by The Trustee for Pavilion Property Group Pty Ltd. Property Data Solutions Pty Ltd 2018 - 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

Property offered for

Address
Including suburb and

4 SELBY CLOSE, BARWON HEADS, VIC

Indicative selling price

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

Price Range:

\$810,000 to \$890,000

Median sale price

Median price

\$866,000

House

X

Unit


Suburb

BARWON HEADS

Period

01 July 2017 to 30 June 2018

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	Price	Date of sale
27 THOMSON DR, BARWON HEADS, VIC 3227	\$875,000	29/01/2018
13 GLYNDON CRT, BARWON HEADS, VIC 3227	\$850,000	08/12/2017
8 HAMPDEN CL, BARWON HEADS, VIC 3227	\$803,000	29/07/2017