

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



106 NOBLE STREET, ANGLESEA, VIC 3230  4  2  2

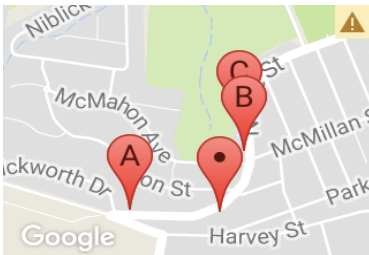
Indicative Selling Price

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

Price Range: \$875,000 to \$955,000

Provided by: Jess Nowson, Great Ocean Properties Anglesea

MEDIAN SALE PRICE



ANGLESEA, VIC, 3230

Suburb Median Sale Price (House)

\$795,000

01 April 2017 to 31 March 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.



131 NOBLE ST, ANGLESEA, VIC 3230

 4  2  2

Sale Price

\$1,200,000

Sale Date: 11/07/2017

Distance from Property: 293m



95 NOBLE ST, ANGLESEA, VIC 3230

 3  1  2

Sale Price

\$865,000

Sale Date: 09/12/2017

Distance from Property: 232m



87 NOBLE ST, ANGLESEA, VIC 3230

 3  2  2

Sale Price

\$875,000

Sale Date: 12/04/2017

Distance from Property: 314m



This report has been compiled on 03/04/2018 by Great Ocean Properties Anglesea. 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 1980

Property offered for sale

Address
Including suburb and
postcode

106 NOBLE STREET, ANGLESEA, VIC 3230

Indicative selling price

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

Price Range:

\$875,000 to \$955,000

Median sale price

Median price

\$795,000

House

X

Unit

Suburb

ANGLESEA

Period

01 April 2017 to 31 March 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 property	Price	Date of sale
131 NOBLE ST, ANGLESEA, VIC 3230	\$1,200,000	11/07/2017
95 NOBLE ST, ANGLESEA, VIC 3230	\$865,000	09/12/2017
87 NOBLE ST, ANGLESEA, VIC 3230	\$875,000	12/04/2017