

## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**5C Armstrong Court,  
PORT FAIRY 3284**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$775,000 - \$795,000**

### Median sale price

Median **House** for **PORT FAIRY** for period **Dec 2017 - Dec 2018**

Sourced from **Price Finder**.

**\$635,000**

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**82A Gipps Street,**  
Port Fairy 3284

**Price \$910,000** Sold 05  
January 2019

**12 Osmonds Lane,**  
Port Fairy 3284

**Price \$695,000** Sold 02  
October 2018

**17 Victoria Street,**  
Port Fairy 3284

**Price \$735,000** Sold 16  
January 2019

This Statement of Information was prepared on 16th Sep 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 Price Finder.

House

3 beds

2 baths

2 parking

### Stockdale & Leggo Port Fairy

Shop 2/54 Sackville Street,  
Port Fairy VIC 3284

### Contact agents

 **Stockdale & Leggo**  
Stockdale & Leggo

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**Stockdale  
& Leggo**