

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



22 GRAY STREET, WANGARATTA, VIC

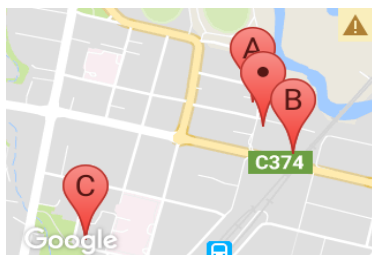
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Indicative Selling Price

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

Price Range:

MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (House)

\$267,250

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.



23 GRAY ST, WANGARATTA, VIC 3677

 3  2  1

Sale Price

\$366,001

Sale Date: 26/07/2017

Distance from Property: 96m



48 ROWAN ST, WANGARATTA, VIC 3677

 3  2  2

Sale Price

\$347,500

Sale Date: 29/07/2016

Distance from Property: 142m



42 CUSACK ST, WANGARATTA, VIC 3677

 4  2  -

Sale Price

\$360,000

Sale Date: 19/04/2016

Distance from Property: 724m



This report has been compiled on 30/10/2017 by Garry Nash & Co.. 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

22 GRAY STREET, WANGARATTA, VIC 3677

Indicative selling price

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

Price Range:

Median sale price

Median price

\$267,250

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
23 GRAY ST, WANGARATTA, VIC 3677	\$366,001	26/07/2017
48 ROWAN ST, WANGARATTA, VIC 3677	\$347,500	29/07/2016
42 CUSACK ST, WANGARATTA, VIC 3677	\$360,000	19/04/2016