

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb or locality and postcode	82 Well Street, Morwell Vic 3840
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Indicative selling price

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

Single price \$165,000

Median sale price

Median price	\$168,000	House	<input checked="" type="checkbox"/>	Unit	<input type="checkbox"/>	Suburb or locality	Morwell
Period - From	01/10/2018	to	31/12/2018	Source	REIV		

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last eighteen 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
1 132 Mary St MORWELL 3840	\$180,000	11/01/2019
2 35 Savige St MORWELL 3840	\$169,500	06/12/2018
3 1 Connan Ct MORWELL 3840		16/01/2019

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.~~

82 Well Street, Morwell Vic 3840

RENNIE
PROPERTY SALES



Rooms:
Property Type:
Agent Comments

Indicative Selling Price
\$165,000
Median House Price
December quarter 2018: \$168,000

Comparable Properties



132 Mary St MORWELL 3840 (REI)

Agent Comments



Price: \$180,000
Method: Private Sale
Date: 11/01/2019
Rooms: -
Property Type: House (Res)



35 Savage St MORWELL 3840 (REI/VG)

Agent Comments



Price: \$169,500
Method: Private Sale
Date: 06/12/2018
Rooms: -
Property Type: House
Land Size: 654 sqm approx



1 Connan Ct MORWELL 3840 (REI)

Agent Comments



Price:
Method: Private Sale
Date: 16/01/2019
Rooms: -
Property Type: House

Account - Rennie Property Sales | P: 03 5133 7900 | F: 03 5133 9244

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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.