

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 410 Napier Street, White Hills Vic 3550
Including suburb or locality and postcode

Indicative selling price

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

Single price \$229,000

Median sale price

Median price \$285,000 House ☒ Unit ☐ Suburb or locality White Hills
Period - From 01/07/2017 to 30/06/2018 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 18 Waratah St WHITE HILLS 3550	\$222,000	15/01/2018
2 16 Cambridge Cr WHITE HILLS 3550	\$215,000	11/07/2017
3 20 Koomba St WHITE HILLS 3550	\$213,000	15/02/2018

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.~~

410 Napier Street, White Hills Vic 3550



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Indicative Selling Price
\$229,000

Median House Price
Year ending June 2018: \$285,000



Rooms:
Property Type: House (Previously Occupied - Detached)
Land Size: 892 sqm approx
Agent Comments

Comparable Properties

18 Waratah St WHITE HILLS 3550 (VG)

Agent Comments



Price: \$222,000
Method: Sale
Date: 15/01/2018
Rooms: -
Property Type: House (Previously Occupied - Detached)
Land Size: 574 sqm approx

16 Cambridge Cr WHITE HILLS 3550 (VG)

Agent Comments



Price: \$215,000
Method: Sale
Date: 11/07/2017
Rooms: -
Property Type: House (Previously Occupied - Detached)
Land Size: 946 sqm approx



20 Koomba St WHITE HILLS 3550 (RE/VG)

Agent Comments



Price: \$213,000
Method: Private Sale
Date: 15/02/2018
Rooms: 4
Property Type: House
Land Size: 527 sqm approx