
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

13 Cardinia Place, Wallan 3756

Indicative selling price

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

Price range between

\$560,000

&

\$610,000

Median sale price

Median price

\$497,500

House

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Suburb or
locality

WALLAN

Period - From

1 Jan 2018

to

31 Dec 2018

Source

www.pricefinder.com.au

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
1. 65 Wallara Waters Blvd, Wallan, VIC 3756	\$553,500	07/06/2018
2. 13 Tarago St, Wallan, VIC 3756	\$580,000	25/07/2018
3. 15 Blue Lake Drive, Wallan, VIC 3756	\$580,000	18/10/2018

Property data source: www.pricefinder.com.au Generated on 2nd January 2019.