



STATEMENT OF INFORMATION

89 MERRIN CRESCENT, WONTHAGGI, VIC 3995

PREPARED BY PRE REAL ESTATE WONTHAGGI



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



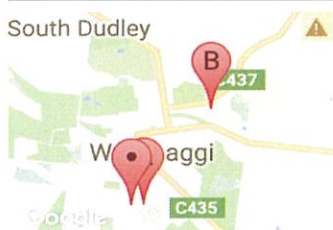
89 MERRIN CRESCENT, WONTHAGGI, VIC  3  1  1

Indicative Selling Price

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

Single Price: **\$235,000**

MEDIAN SALE PRICE



WONTHAGGI, VIC, 3995

Suburb Median Sale Price (House)

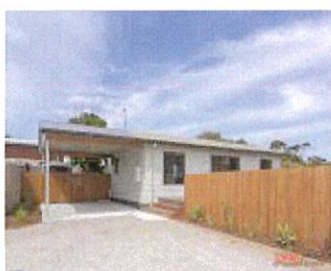
\$285,500

01 April 2016 to 31 March 2017

Provided by:  pricefinder

COMPARABLE PROPERTIES

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 18 months.



73 MERRIN CRES, WONTHAGGI, VIC 3995  3  1  1

Sale Price

***\$249,000**

Sale Date: 10/04/2017

Distance from Property: 170m



11 BROOK ST, WONTHAGGI, VIC 3995  4  1  2

Sale Price

Price Withheld

Sale Date: 13/06/2017

Distance from Property: 2km



This report has been compiled on 15/06/2017 by PBE Real Estate Wonthaggi. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

© The State of Victoria. The State of Victoria owns the copyright in the Property Sales Data and reproduction of the data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

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 89 MERRIN CRESCENT, WONTHAGGI, VIC 3995

Indicative selling price

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

Single Price: \$235,000

Median sale price

Median price \$285,500 House ☒ Unit ☐ Suburb WONTHAGGI
Period 01 April 2016 to 31 March 2017 Source 

Comparable property sales

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 18 months.

Address of comparable property	Price	Date of sale
73 MERRIN CRES, WONTHAGGI, VIC 3995	*\$249,000	10/04/2017
11 BROOK ST, WONTHAGGI, VIC 3995	Price Withheld	13/06/2017