

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 28 Hickford Parade, WARRNAMBOOL 3280

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$535,000 - \$545,000**

### Median sale price

Median **House** for **WARRNAMBOOL** for period **Jan 2017 - Feb 2018**

Sourced from **Pricefinder**.

**\$329,000**

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**96 Hickford Parade,**  
Warrnambool 3280

**Price \$545,000** Sold 29  
August 2017

**36 Skiddaw Crescent,**  
Warrnambool 3280

**Price \$607,000** Sold 29  
November 2017

**98 Hickford Parade,**  
Warrnambool 3280

**Price \$475,000** Sold 04  
August 2017

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

House

3 beds

2 baths

2 parking

**Stockdale & Leggo**  
**Warrnambool**

128 Lava Street,  
Warrnambool VIC 3280

### Contact agents



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**Stockdale**  
**& Leggo**