



Statement of Information

Sections 47AF of the Estate Agents Act 1980

9 Molyneaux Street,
WARRACKNABEAL 3393

House



4 beds



1 baths



2 parking

Indicative selling price

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

Single price \$64,000

Median sale price

Median **House** for **Warracknabeal** for period **Apr 2018 - Apr 2018**

Sourced from **Corelogic**.

\$105,000

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 the most comparable to the property for sale.

84 Anderson Street,
Warracknabeal 3393

Price \$60,000 Sold 20 April
2018

25 Jamouneau Street,
Warracknabeal 3393

Price \$55,000 Sold 14 March
2018

48 Anderson Street,
Warracknabeal 3393

Price \$34,000 Sold 13 March
2018

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 Corelogic.

**Elders Rural Services Australia
Ltd**

30 Scott Street,
Warracknabeal VIC 3393

Contact agents



Nick McIntyre
Elders

03 5396 2700
0409 180 016

wendy.laycock@elders.com.au

