

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

311 Eleventh Street

Indicative selling price

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

range between

\$385,000

&

\$420,000

Median sale price

Median House price

\$262,412

Suburb or
locality

Mildura, VIC 3500

Period - From

Mar 2017

to

Feb 2018

Source

CoreLogic

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
25 Petrucci Way, Mildura, VIC 3500	\$410,000	05/07/2017
30 Plantation Street, Mildura, VIC 3500	\$405,000	27/10/2017
282 – 284 Deakin Avenue, Mildura, VIC 3500	\$424,000	24/01/2018