

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3/89 SUTTON STREET ECHUCA VIC 3564

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$290,000

&

\$310,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$337,900

Property type

Unit

Suburb

Echuca

Period-from

01 Apr 2021

to

31 Mar 2022

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

2/39 BARRY STREET ECHUCA VIC 3564	\$291,000	19-Oct-21
1/45 BARRY STREET ECHUCA VIC 3564	\$300,000	16-Aug-21
2/125 HOVELL STREET ECHUCA VIC 3564	\$365,000	05-Nov-21

OR

B* 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.

This Statement of Information was prepared on: 08 April 2022



2/39 BARRY STREET ECHUCA VIC 3564

Sold Price

\$291,000

Sold Date

19-Oct-21

2 1 1

Distance

0.16km



1/45 BARRY STREET ECHUCA VIC 3564

Sold Price

\$300,000

Sold Date

16-Aug-21

2 1 2

Distance

0.16km



2/125 HOVELL STREET ECHUCA VIC 3564

Sold Price

\$365,000

Sold Date

05-Nov-21

2 1 2

Distance

-



1/89 SUTTON STREET ECHUCA VIC 3564

Sold Price

\$277,500

Sold Date

10-Dec-20

2 1 1

Distance

0.03km

RS = Recent sale

UN = Undisclosed Sale

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