

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

3/19 KERMOND COURT, WARRNAMBOOL, VIC 3280

Indicative selling price

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

Price Range:

245,000

Median sale price

Median price

\$252,250

House

Unit

X

Suburb

WARRNAMBOOL

Period

01 October 2016 to 30 September 2017

Source

 pricefinder

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
30 NAPIER PL, WARRNAMBOOL, VIC 3280	**\$385,000	06/11/2017
1/3 SUZANNE CRES, WARRNAMBOOL, VIC 3280	\$160,000	07/09/2017
2/3 SUZANNE CRES, WARRNAMBOOL, VIC 3280	\$185,000	21/08/2017