

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 or
locality and postcode

5 Samos Court, Whittington Vic 3219

Indicative selling price

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

Range between \$540,000 & \$590,000

Median sale price

Median price \$505,000 Property Type House Suburb Whittington

Period - From 01/04/2021 to 31/03/2022 Source REIV

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
1	20 Melva Cr WHITTINGTON 3219	\$590,000	13/04/2021
2	30 Pitman St NEWCOMB 3219	\$540,000	20/09/2021
3	166 Wilsons Rd WHITTINGTON 3219	\$540,000	25/06/2021

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:

10/05/2022 15:36

5 Samos Court, Whittington Vic 3219

Harcourts

Joe Grgic

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Indicative Selling Price

\$540,000 - \$590,000

Median House Price

Year ending March 2022: \$505,000



3 - -

Property Type: House (Previously Occupied - Detached)

Land Size: 841 sqm approx

Agent Comments

Comparable Properties



20 Melva Cr WHITTINGTON 3219 (VG)

Agent Comments

3 - -

Price: \$590,000

Method: Sale

Date: 13/04/2021

Property Type: House (Res)

Land Size: 801 sqm approx

30 Pitman St NEWCOMB 3219 (VG)

Agent Comments

4 - -

Price: \$540,000

Method: Sale

Date: 20/09/2021

Property Type: House (Res)

Land Size: 722 sqm approx



166 Wilsons Rd WHITTINGTON 3219 (VG)

Agent Comments

3 - -

Price: \$540,000

Method: Sale

Date: 25/06/2021

Property Type: House (Res)

Land Size: 727 sqm approx

Account - Harcourts North Geelong | P: 03 5278 7011 | F: 03 5278 5555



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