



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



13 BURKE STREET, CHILTERN, VIC 3683

2 1 1

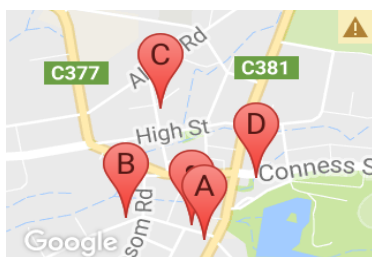
Indicative Selling Price

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

\$199,000

Provided by: Megan Mihaljevic, First National Bonnici & Associates

SUBURB MEDIAN



CHILTERN, VIC, 3683

Suburb Median Sale Price (House)

\$252,000

01 April 2016 to 31 March 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

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.



25 MAIN ST, CHILTERN, VIC 3683

2 1 1

Sale Price

\$128,000

Sale Date: 17/03/2016

Distance from Property: 68m



33 NICKLESS ST, CHILTERN, VIC 3683

3 1 2

Sale Price

***\$215,000**

Sale Date: 24/02/2017

Distance from Property: 222m



18 OXFORD ST, CHILTERN, VIC 3683

2 1 2

Sale Price

\$225,000

Sale Date: 27/12/2015

Distance from Property: 439m



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Bonnici &
Associates



72 CONNESS ST, CHILTERN, VIC 3683

 2  1  2

Sale Price

\$220,000

Sale Date: 22/12/2015

Distance from Property: 276m



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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

13 BURKE STREET, CHILTERN, VIC 3683

Indicative selling price

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

Single Price / Range

199,000

Median sale price

Median price

\$252,000

House

X

Unit


Suburb

CHILTERN

Period

01 April 2016 to 31 March 2017

Source



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 MAIN ST, CHILTERN, VIC 3683	\$128,000	17/03/2016
33 NICKLESS ST, CHILTERN, VIC 3683	*\$215,000	24/02/2017
18 OXFORD ST, CHILTERN, VIC 3683	\$225,000	27/12/2015
72 CONNESS ST, CHILTERN, VIC 3683	\$220,000	22/12/2015