

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 1 PENNY PLACE, WALLAN, VIC 3756

Indicative selling price

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

Single price \$425,000

Median sale price

(*Delete house or unit as applicable)

Median price \$245,000

*House ☒

Suburb or
locality WALLAN 3756

Period - From 01 Jan 2018 to 31 Dec 2018

Source 

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
9 MCCARTHY CRT, WALLAN, VIC 3756	\$415,000	04/08/2018
26 DAMPIERA AVE, WALLAN, VIC 3756	\$410,000	11/02/2018
50 BERRY SALT BUSH DR, WALLAN, VIC 3756	\$425,000	29/05/2018

Property data source: www.pricefinder.com.au Generated on 23 January 2019.