

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

6/32 KING STREET, DAYLESFORD, VIC



Indicative Selling Price

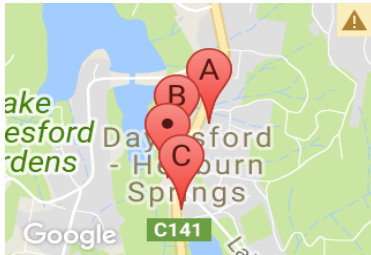
For the meaning of this price see consumer.vic.au/underquoting

Price Range:

\$650,000 to \$660,000

Provided by: Rae Corris, Biggin & Scott Daylesford

MEDIAN SALE PRICE



DAYLESFORD, VIC, 3460

Suburb Median Sale Price (Unit)

\$407,500

01 October 2016 to 30 September 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.

13 KING ST, DAYLESFORD, VIC 3460



Sale Price

\$610,000

Sale Date: 15/11/2016

Distance from Property: 240m



18 KING ST, DAYLESFORD, VIC 3460



Sale Price

\$795,000

Sale Date: 04/05/2015

Distance from Property: 107m



39 KING ST, DAYLESFORD, VIC 3460



Sale Price

\$700,000

Sale Date: 06/05/2016

Distance from Property: 121m

This report has been compiled on 13/10/2017 by Biggin & Scott Daylesford. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

6/32 KING STREET, DAYLESFORD, VIC 3460

Indicative selling price

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

Price Range:

\$650,000 to \$660,000

Median sale price

Median price

\$407,500

House

Unit

X


Suburb

DAYLESFORD

Period

01 October 2016 to 30 September 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
13 KING ST, DAYLESFORD, VIC 3460	\$610,000	15/11/2016
18 KING ST, DAYLESFORD, VIC 3460	\$795,000	04/05/2015
39 KING ST, DAYLESFORD, VIC 3460	\$700,000	06/05/2016