

Statement of Information

23 February 2018

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33 Waratah Street KYABRAM VIC 3620

House For Sale view.com.au Property No: 11653177







Indicative Selling Price: Range between \$329,000 - \$339,000 For the meaning of this price see consumer.vic.gov.au/underquoting







Median Sale Price - \$265,000 for a House in suburb Kyabram from October to December 2017 Quarter

Median data provided by view.com.au

Comparable Property Sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of Comparable Property

- 1. 70 Saunders Street, Kyabram 3620
- 2. 1 Oorilim Avenue, Kyabram 3620
- 3. 11 Cassia Court, Kyabram 3620

Price	Date of Sale
\$310,000	28/11/2017
\$330,000	05/12/2017
\$325,000	24/08/2017



70 SAUNDERS STREET, KYABRAM 3620

3 Beds 1 Bath 2 Cars



1 OORILIM AVENUE, KYABRAM 3620

4 Beds 2 Baths 2 Cars



11 CASSIA COURT, KYABRAM 3620

4 Beds 2 Baths 2 Cars



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.