

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



153 MAIN STREET, ELLIMINYT, VIC 3250

 3  1  2

Indicative Selling Price

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

Single Price: **\$345,000**

Provided by: Troy Kincaid, Richardson Real Estate Colac

MEDIAN SALE PRICE



ELLIMINYT, VIC, 3250

Suburb Median Sale Price (House)

\$431,500

01 April 2017 to 31 March 2018

Provided by: 

COMPARABLE PROPERTIES

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.



30 HEWITT ST, COLAC, VIC 3250

 3  1  2

Sale Price

\$350,000

Sale Date: 15/01/2018

Distance from Property: 2.2km



2 LEAHY CRT, COLAC, VIC 3250

 3  1  -

Sale Price

\$360,000

Sale Date: 09/04/2018

Distance from Property: 2.8km



17 TOORAK CRES, COLAC, VIC 3250

 3  1  1

Sale Price

\$345,000

Sale Date: 14/03/2018

Distance from Property: 3.1km



This report has been compiled on 25/06/2018 by Richardson Real Estate Colac. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

153 MAIN STREET, ELLIMINYT, VIC 3250

Indicative selling price

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

Single Price:

\$345,000

Median sale price

Median price

\$431,500

House

X

Unit


Suburb

ELLIMINYT

Period

01 April 2017 to 31 March 2018

Source



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	Price	Date of sale
30 HEWITT ST, COLAC, VIC 3250	\$350,000	15/01/2018
2 LEAHY CRT, COLAC, VIC 3250	\$360,000	09/04/2018
17 TOORAK CRES, COLAC, VIC 3250	\$345,000	14/03/2018