



Rooms:
Property Type:
Agent Comments

Indicative Selling Price
\$480,000

Median House Price
Year ending March 2017: \$450,000

Comparable Properties



24 Broad Rd CAMPBELLS CREEK 3451 (REI/VG)

Agent Comments



Price: \$480,000
Method: Private Sale
Date: 30/07/2016
Rooms: 4
Property Type: House
Land Size: 4433 sqm



1 Newell Ct CAMPBELLS CREEK 3451 (REI/VG)

Agent Comments



Price: \$460,000
Method: Private Sale
Date: 18/06/2016
Rooms: 6
Property Type: House
Land Size: 1120 sqm



8 Scott Ct CAMPBELLS CREEK 3451 (VG)

Agent Comments



Price: \$450,000
Method: Sale
Date: 03/10/2016
Rooms: -
Property Type: House (Res)
Land Size: 2918 sqm

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

47 Elizabeth Street, Campbells Creek Vic 3451

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Single price \$480,000

Median sale price

Median price \$450,000

House

X

Suburb or locality

Campbells Creek

Period - From 01/04/2016

to

31/03/2017

Source

REIV

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
24 Broad Rd CAMPBELLS CREEK 3451	\$480,000	30/07/2016
1 Newell Ct CAMPBELLS CREEK 3451	\$460,000	18/06/2016
8 Scott Ct CAMPBELLS CREEK 3451	\$450,000	03/10/2016