

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 5 Cormorant Close, BAIRNSDALE 3875

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$124,000**

### Median sale price

Median **House** for **BAIRNSDALE** for period **Jan 2018 - May 2018**

Sourced from [Homesales.com.au](http://Homesales.com.au).

**\$268,715**

### 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 the most comparable to the property for sale.

**12 Monash Terrace,**  
Bairnsdale 3875

Price **\$118,000** Sold 01  
December 2016

**17 Monash Terrace,**  
Bairnsdale 3875

Price **\$141,000** Sold 01 July  
2017

**20 Charles Street,**  
Bairnsdale 3875

Price **\$140,000** Sold 31  
December 2017

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from [Homesales.com.au](http://Homesales.com.au).

House

### Wyndham Real Estate & Livestock

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### Contact agents



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