# DISTRICT PROPERTY GROUP

## STATEMENT OF INFORMATION

26 ESMOND STREET, WANGARATTA, VIC 3677 PREPARED BY DISTRICT PROPERTY GROUP, 62 HIGH STREET MANSFIELD

## STATEMENT OF INFORMATION

#### Section 47AF of the Estate Agents Act 1980

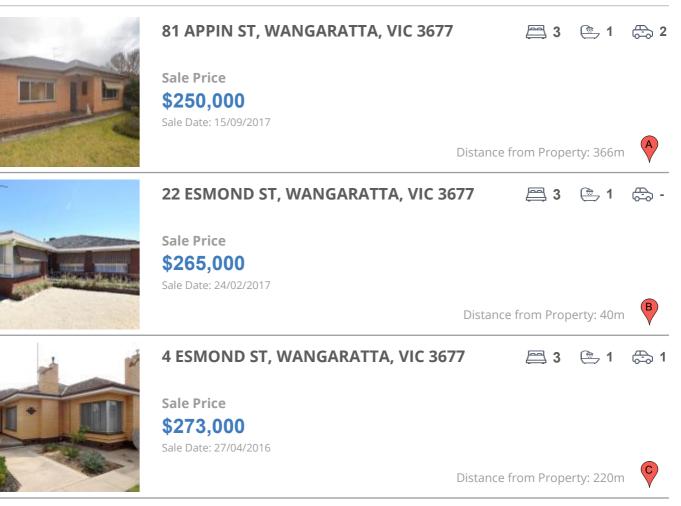


## **MEDIAN SALE PRICE**



## **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.



This report has been compiled on 15/11/2017 by District Property Group. 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 26 ESMOND STREET, WANGARATTA, VIC 3677

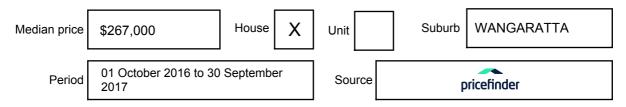
### Indicative selling price

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

Single Price:

\$260,000

#### Median sale price



#### **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
81 APPIN ST, WANGARATTA, VIC 3677	\$250,000	15/09/2017
22 ESMOND ST, WANGARATTA, VIC 3677	\$265,000	24/02/2017
4 ESMOND ST, WANGARATTA, VIC 3677	\$273,000	27/04/2016