



Bonnici &  
Associates



## **STATEMENT OF INFORMATION**

65 BARTON STREET, WEST WODONGA, VIC 3690

PREPARED BY LEXLEY SEWELL, FIRST NATIONAL BONNICI & ASSOCIATES



## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**65 BARTON STREET, WEST WODONGA,**

5 2 5

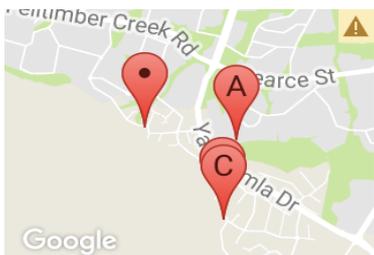
### Indicative Selling Price

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

Single Price: **649,000**

Provided by: Lexley Sewell, First National Bonnici & Associates

## MEDIAN SALE PRICE



**WEST WODONGA, VIC, 3690**

Suburb Median Sale Price (House)

**\$330,000**

01 January 2017 to 31 December 2017

Provided by: pricefinder

## 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.



**6 HILLTOP CRT, WODONGA, VIC 3690**

4 3 2

Sale Price

**\$562,500**

Sale Date: 25/05/2017

Distance from Property: 616m



**3 THE CRT, WODONGA, VIC 3690**

4 2 2

Sale Price

**\$605,000**

Sale Date: 20/09/2017

Distance from Property: 809m



**18 AVONDALE DR, WODONGA, VIC 3690**

4 2 2

Sale Price

**\$615,000**

Sale Date: 06/06/2017

Distance from Property: 854m



This report has been compiled on 06/03/2018 by First National Bonnici & Associates. Property Data Solutions Pty Ltd 2018 - [www.pricefinder.com.au](http://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

65 BARTON STREET, WEST WODONGA, VIC 3690

### Indicative selling price

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

Single Price:

649,000

### Median sale price

Median price

\$330,000

House

Unit

Suburb

WEST WODONGA

Period

01 January 2017 to 31 December 2017

Source

pricfinder

### 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
6 HILLTOP CRT, WODONGA, VIC 3690	\$562,500	25/05/2017
3 THE CRT, WODONGA, VIC 3690	\$605,000	20/09/2017
18 AVONDALE DR, WODONGA, VIC 3690	\$615,000	06/06/2017