

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



19 GREEN STREET, LONG GULLY, VIC

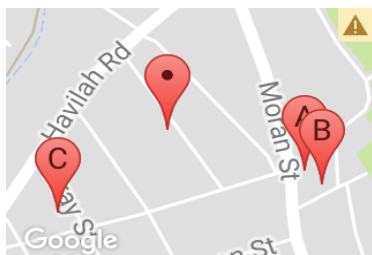
 3  1  4

Indicative Selling Price

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

Price Range: \$262,000 to \$290,000

MEDIAN SALE PRICE



LONG GULLY, VIC, 3550

Suburb Median Sale Price (House)

\$255,000

01 October 2016 to 30 September 2017

Provided by: 

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.



40 MORAN ST, LONG GULLY, VIC 3550

 3  2  2

Sale Price

\$283,000

Sale Date: 21/03/2017

Distance from Property: 238m



1 INGLETON ST, LONG GULLY, VIC 3550

 3  1  2

Sale Price

\$275,000

Sale Date: 14/07/2016

Distance from Property: 275m



19 BRAY ST, LONG GULLY, VIC 3550

 3  1  2

Sale Price

\$270,000

Sale Date: 27/06/2016

Distance from Property: 237m



This report has been compiled on 05/10/2017 by Maher Real Estate. 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

19 GREEN STREET, LONG GULLY, VIC 3550

Indicative selling price

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

Price Range:

\$262,000 to \$290,000

Median sale price

Median price

\$255,000

House

X

Unit


Suburb

LONG GULLY

Period

01 October 2016 to 30 September 2017

Source



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
40 MORAN ST, LONG GULLY, VIC 3550	\$283,000	21/03/2017
1 INGLETON ST, LONG GULLY, VIC 3550	\$275,000	14/07/2016
19 BRAY ST, LONG GULLY, VIC 3550	\$270,000	27/06/2016