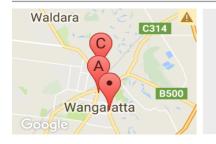


STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



MEDIAN SALE PRICE



WANGARATTA, VIC, 3677

Suburb Median Sale Price (Unit)

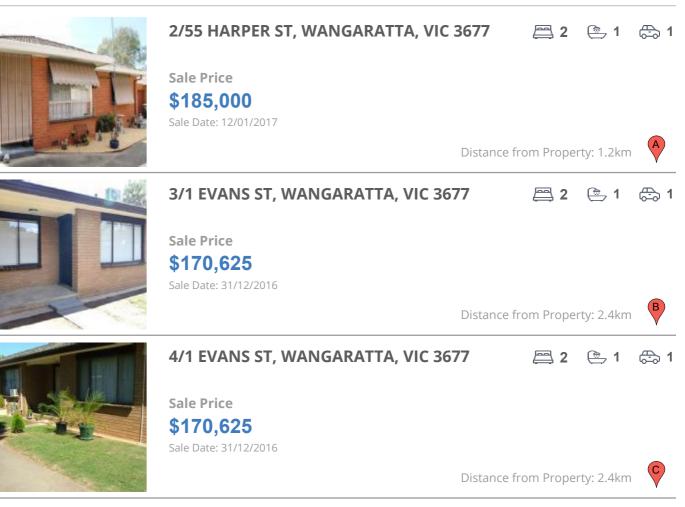
\$196,000

01 October 2016 to 30 September 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.



This report has been compiled on 08/12/2017 by Garry Nash & Co.. 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 2/81 MURDOCH ROAD, WANGARATTA, VIC 3677

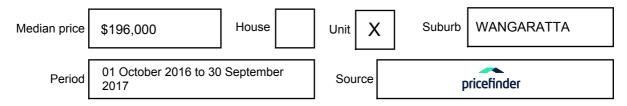
Indicative selling price

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

Single Price:

e: \$175,000

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
2/55 HARPER ST, WANGARATTA, VIC 3677	\$185,000	12/01/2017
3/1 EVANS ST, WANGARATTA, VIC 3677	\$170,625	31/12/2016
4/1 EVANS ST, WANGARATTA, VIC 3677	\$170,625	31/12/2016