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Statement of Information

3 AMY PLACE, ECHUCA, VIC 3564

Prepared by Charles L King & Co First National

first national REAL ESTATE | Charles L. King & Co

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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

3 AMY PLACE, ECHUCA, VIC 3564

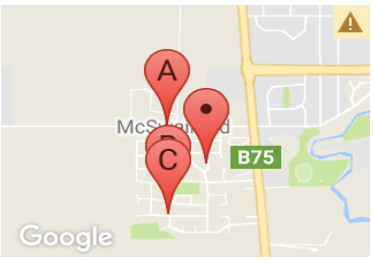
4 2 2

Indicative Selling Price

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

Price Range: **$380,000 to $400,000**

MEDIAN SALE PRICE



ECHUCA, VIC, 3564

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.

58 MCSWAIN RD, ECHUCA, VIC 3564

4 2 2

Sale Price

***$420,000**

Sale Date: 19/01/2018

Distance from Property: 392m A

14 SUNSET AVE, ECHUCA, VIC 3564

3 3 2

Sale Price

***$415,000**

Sale Date: 09/03/2018

Distance from Property: 365m B

24 JAMES ST, ECHUCA, VIC 3564

3 2 3

Sale Price

$400,000

Sale Date: 16/10/2017

Distance from Property: 445m C

This report has been compiled on 13/03/2018 by Charles L King & Co First National. Property Data Solutions Pty Ltd 2018 - 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	3 AMY PLACE, ECHUCA, VIC 3564

Indicative selling price

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

Price Range:	$380,000 to $400,000

Median sale price

Median price	$330,000	House	X	Unit		Suburb	ECHUCA
Period	01 January 2017 to 31 December 2017			Source	pricefinder		

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
58 MCSWAIN RD, ECHUCA, VIC 3564	*$420,000	19/01/2018
14 SUNSET AVE, ECHUCA, VIC 3564	*$415,000	09/03/2018
24 JAMES ST, ECHUCA, VIC 3564	$400,000	16/10/2017