



3 2 2

Rooms:
Property Type: House
Land Size: 1000
Agent Comments

Comparable Properties



21 Coronation Av BRIGHT 3741 (REI/VG)

Agent Comments

3 2 2

Price: \$445,000
Method: Private Sale
Date: 30/01/2017
Rooms: 5
Property Type: House
Land Size: 630 sqm



9 Three Peaks Rise BRIGHT 3741 (VG)

Agent Comments

- - -

Price: \$495,000
Method: Sale
Date: 17/01/2017
Rooms: -
Property Type: House (Res)
Land Size: 409 sqm



4 Norman Ct BRIGHT 3741 (VG)

Agent Comments

3 - -

Price: \$462,500
Method: Sale
Date: 04/11/2016
Rooms: -
Property Type: House (Previously Occupied - Detached)
Land Size: 700 sqm

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

406 Back Porepunkah Road, Bright Vic 3741

Indicative selling price

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

Single price \$475,000

Median sale price

Median price

House

X

Suburb or locality

Bright

Period - From

to

Source

REIV

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
21 Coronation Av BRIGHT 3741	\$445,000	30/01/2017
9 Three Peaks Rise BRIGHT 3741	\$495,000	17/01/2017
4 Norman Ct BRIGHT 3741	\$462,500	04/11/2016