



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

2 Thomas Street,  
WARRACKNABEAL 3393

House

3 beds

1 baths

3 parking

### Indicative selling price

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

**Single price \$74,000**

### Median sale price

Median **House** for **Warracknabeal** for period **Apr 2018 - Apr 2018**

Sourced from **Corelogic**.

**\$105,000**

### 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 the most comparable to the property for sale.

**23 Dimboola Road,**  
Warracknabeal 3393

Price **\$115,000** Sold 26 April 2018

**25 Jamouneau Street,**  
Warracknabeal 3393

Price **\$55,000** Sold 14 March 2018

**58 Lyle Street,**  
Warracknabeal 3393

Price **\$135,000** Sold 29 May 2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Corelogic.

**Elders Rural Services Australia Ltd**

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### Contact agents



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