



Statement of Information

Sections 47AF of the Estate Agents Act 1980

59 Grant Street, SEBASTOPOL 3356

Indicative selling price

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

Single price \$160,000

Median sale price

Median **Vacant Land** for **SEBASTOPOL** for period **Apr 2018 - Mar 2019**

Sourced from **PRICEFINDER**.

\$119,000

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.

92 Grant St,
Sebastopol 3356

Price \$112,500 Sold 03
September 2018

5 Baudinette Dr,
Sebastopol 3356

Price \$110,000 Sold 03
September 2018

137 Birdwood Avenue,
Sebastopol 3356

Price \$116,500 Sold 04
August 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 PRICEFINDER.

PRDnationwide Ballarat

51 Lydiard Street South,
BALLARAT VIC 3350

Contact agents



Don Hanlon
PRDnationwide

(03) 5329 4633
0429 199 158
donh@prdballarat.com.au



Josh Coull
PRDnationwide

(03) 5329 4638
0409 251 024
joshc@prdballarat.com.au

