

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**78 PARK AVENUE, YANDOIT, VIC 3461**

 **3**  **1**  **2**

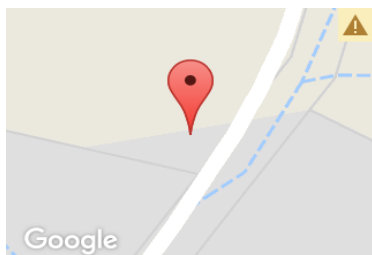
### Indicative Selling Price

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

Single Price: **\$575,000**

Provided by: Rae Corris, Biggin & Scott Daylesford

## MEDIAN SALE PRICE



**YANDOIT, VIC, 3461**

Suburb Median Sale Price (House)

**\$390,000**

01 October 2016 to 30 September 2017

Provided by:  **pricefinder**

## COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This report has been compiled on 06/11/2017 by Biggin & Scott Daylesford. Property Data Solutions Pty Ltd 2017 - [www.pricefinder.com.au](http://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	78 PARK AVENUE, YANDOIT, VIC 3461
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Indicative selling price

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Single Price:	\$575,000
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Median sale price

Median price	\$390,000	House	X	Unit		Suburb	YANDOIT
Period	01 October 2016 to 30 September 2017			Source			

Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.