

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



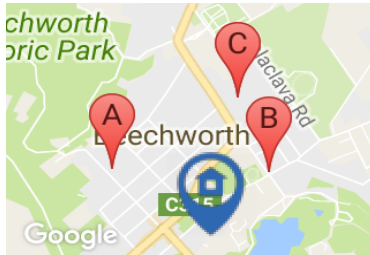
1/6 DOWLING COURT, BEECHWORTH, VIC  2  1  1

Indicative Selling Price

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

\$275,000 to \$295,000

SUBURB MEDIAN



BEECHWORTH, VIC, 3747

Suburb Median Sale Price (House)

\$373,750

01 April 2016 to 31 March 2017

Provided by: 

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.



2/13 WOOD ST, BEECHWORTH, VIC 3747

 2  1  1

Sale Price

\$275,000

Sale Date: 06/03/2017

Distance from Property: 822m



2 JUNCTION RD, BEECHWORTH, VIC 3747

 3  1  2

Sale Price

***\$280,000**

Sale Date: 18/04/2017

Distance from Property: 609m



1 NANKERVIS CRT, BEECHWORTH, VIC 3747

 3  2  1

Sale Price

\$280,000

Sale Date: 19/02/2017

Distance from Property: 1km



This report has been compiled on 29/05/2017 by Indigo Real Estate. Property Data Solutions Pty Ltd 2017 - 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

1/6 DOWLING COURT, BEECHWORTH, VIC 3747

Indicative selling price

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

Single Price / Range

\$275,000 to \$295,000

Median sale price

Median price

\$373,750

House

X

Unit

Suburb

BEECHWORTH

Period

01 April 2016 to 31 March 2017

Source


pricfinder

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
2/13 WOOD ST, BEECHWORTH, VIC 3747	\$275,000	06/03/2017
2 JUNCTION RD, BEECHWORTH, VIC 3747	*\$280,000	18/04/2017
1 NANKERVIS CRT, BEECHWORTH, VIC 3747	\$280,000	19/02/2017