
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

22 Forbes Boulevard, Wallan, Vic, 3756

Indicative selling price

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

Price range between

\$380, 000

to

\$400, 000

Median sale price

Median price

\$490, 000

House

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Suburb or
locality

WALLAN 3756

Period - From

July 2017

to

June 2018

Source

www.pricefinder.com.au

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
1. 65 WEDDING DR, WALLAN, VIC 3756	\$387,000	27/12/2017
2. 17 SINCLAIR CRT, WALLAN, VIC 3756	\$484,000	28/10/2017
3. 31 MCCARTHY CRT, WALLAN, VIC 3756	\$392,000	1/09/2017

Property data source: www.pricefinder.com.au Generated on 11 September, 2018