

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

4/62 THIRTEENTH STREET MILDURA

Indicative selling price

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

Single price \$ or range between \$185,000 & \$198,500

Median sale price

Median price \$220,000 Property type UNIT Suburb MILDURA

Period - From 1/12/2020 to 30/03/2021 Source Real Estate.com

Comparable property sales

A* 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. 18/152 San Mateo Avenue, Mildura	\$186,000	10/10/2020
2. 1 Brentwood Avenue, Mildura	\$205,000	12/02/2021
3. 73 Twelfth Street, Mildura	\$200,000	19/11/2020

This Statement of Information was prepared on: 29/04/2021