

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



72 FAITHFULL STREET, BENALLA, VIC

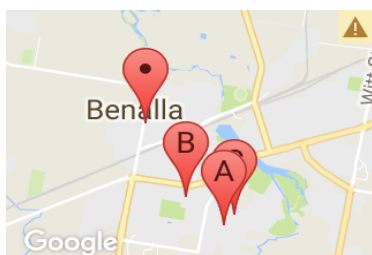
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Indicative Selling Price

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

Price Range: \$260,000 to \$280,000

MEDIAN SALE PRICE



BENALLA, VIC, 3672

Suburb Median Sale Price (House)

\$250,500

01 October 2016 to 30 September 2017

Provided by: pricefinder

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.



44 WALLER ST, BENALLA, VIC 3672

3 1 2

Sale Price

***\$300,000**

Sale Date: 24/11/2017

Distance from Property: 1.8km



14 MARGARET ST, BENALLA, VIC 3672

3 1 2

Sale Price

\$255,000

Sale Date: 06/11/2017

Distance from Property: 1.2km



37 MAUD ST, BENALLA, VIC 3672

3 1 2

Sale Price

***\$285,000**

Sale Date: 27/10/2017

Distance from Property: 1.8km



This report has been compiled on 21/12/2017 by Brian J Howe 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

72 FAITHFULL STREET, BENALLA, VIC 3672

Indicative selling price

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

Price Range:

\$260,000 to \$280,000

Median sale price

Median price

\$250,500

House

X

Unit


Suburb

BENALLA

Period

01 October 2016 to 30 September 2017

Source



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
44 WALLER ST, BENALLA, VIC 3672	*\$300,000	24/11/2017
14 MARGARET ST, BENALLA, VIC 3672	\$255,000	06/11/2017
37 MAUD ST, BENALLA, VIC 3672	*\$285,000	27/10/2017