

STATEMENT OF INFORMATION

7 MATTHEW STREET, WONTHAGGI, VIC 3995

PREPARED BY PBE REAL ESTATE WONTHAGGI





STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



7 MATTHEW STREET, WONTHAGGI, VIC

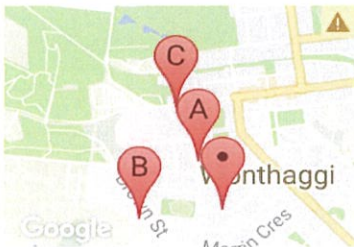
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Indicative Selling Price

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

Single Price: **\$329,000**

MEDIAN SALE PRICE



WONTHAGGI, VIC, 3995

Suburb Median Sale Price (House)

\$279,000

01 January 2017 to 31 December 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.



33 CAMERON ST, WONTHAGGI, VIC 3995

3 1 4

Sale Price

***\$360,000**

Sale Date: 29/12/2017

Distance from Property: 390m



116 BROOME CRES, WONTHAGGI, VIC 3995

3 2 -

Sale Price

***\$319,000**

Sale Date: 12/12/2017

Distance from Property: 567m



219 GRAHAM ST, WONTHAGGI, VIC 3995

3 1 1

Sale Price

***\$320,000**

Sale Date: 01/09/2017

Distance from Property: 814m



This report has been compiled on 01/02/2018 by PBE Real Estate Wonthaggi. Property Data Solutions Pty Ltd 2018 - 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

7 MATTHEW STREET, WONTHAGGI, VIC 3995

Indicative selling price

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

Single Price: \$329,000

Median sale price

Median price

\$279,000

House

X

Unit

Suburb

WONTHAGGI

Period

01 January 2017 to 31 December
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
33 CAMERON ST, WONTHAGGI, VIC 3995	*\$360,000	29/12/2017
116 BROOME CRES, WONTHAGGI, VIC 3995	*\$319,000	12/12/2017
219 GRAHAM ST, WONTHAGGI, VIC 3995	*\$320,000	01/09/2017