

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



9 TARWIN COURT, CORIO, VIC 3214

 3  1  2

Indicative Selling Price

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

Price Range: 369,000 to 399,000

Provided by: Mel Pavic, Roncon Real Estate

MEDIAN SALE PRICE



CORIO, VIC, 3214

Suburb Median Sale Price (House)

\$320,000

01 April 2017 to 31 March 2018

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.



18 KORUMBURRA CL, NORLANE, VIC 3214

 3  1  3

Sale Price

***\$430,000**

Sale Date: 11/04/2018

Distance from Property: 1.3km



24 DUNLOE AVE, NORLANE, VIC 3214

 3  1  3

Sale Price

***\$411,000**

Sale Date: 23/03/2018

Distance from Property: 2km



4 KYEAMBA CRT, CORIO, VIC 3214

 3  1  3

Sale Price

\$400,000

Sale Date: 09/03/2018

Distance from Property: 534m



This report has been compiled on 15/05/2018 by Roncon Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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4 DURHAM CRT, CORIO, VIC 3214

 **3**  **1**  **3**

Sale Price

\$400,000

Sale Date: 30/11/2017

Distance from Property: 262m



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

9 TARWIN COURT, CORIO, VIC 3214

Indicative selling price

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

Price Range:

369,000 to 399,000

Median sale price

Median price

\$320,000

House

X

Unit

Suburb

CORIO

Period

01 April 2017 to 31 March 2018

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
18 KORUMBURRA CL, NORLANE, VIC 3214	*\$430,000	11/04/2018
24 DUNLOE AVE, NORLANE, VIC 3214	*\$411,000	23/03/2018
4 KYEAMBA CRT, CORIO, VIC 3214	\$400,000	09/03/2018
4 DURHAM CRT, CORIO, VIC 3214	\$400,000	30/11/2017