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Statement of Information

1/29 GREEN STREET, LONG GULLY, VIC 3550

Prepared by Di Long, Tweed Sutherland First National Real Estate



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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



1/29 GREEN STREET, LONG GULLY, VIC

2 1 1

Indicative Selling Price

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

Price Range: \$245,000 to \$255,000

Provided by: Di Long, Tweed Sutherland First National Real Estate

MEDIAN SALE PRICE



LONG GULLY, VIC, 3550

Suburb Median Sale Price (Unit)

\$250,000

01 April 2017 to 31 March 2018

Provided by: pricefinder

COMPARABLE PROPERTIES

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.



3/76 CHUM ST, GOLDEN SQUARE, VIC 3555

2 1 1

Sale Price

\$236,500

Sale Date: 26/01/2018

Distance from Property: 2.5km



3/23 WOOD ST, LONG GULLY, VIC 3550

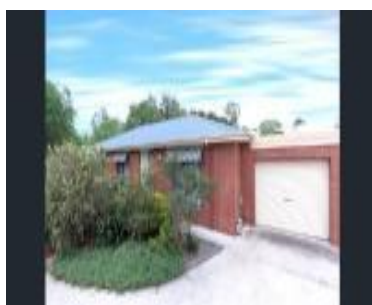
2 1 1

Sale Price

\$250,000

Sale Date: 09/01/2018

Distance from Property: 695m



2/37 WOOD ST, LONG GULLY, VIC 3550

3 1 1

Sale Price

\$242,000

Sale Date: 05/01/2018

Distance from Property: 809m



This report has been compiled on 13/06/2018 by Tweed Sutherland First National Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1/29 GREEN STREET, LONG GULLY, VIC 3550

Indicative selling price

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

Price Range:

\$245,000 to \$255,000

Median sale price

Median price

\$250,000

House

Unit

X

Suburb

LONG GULLY

Period

01 April 2017 to 31 March 2018

Source



Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
3/76 CHUM ST, GOLDEN SQUARE, VIC 3555	\$236,500	26/01/2018
3/23 WOOD ST, LONG GULLY, VIC 3550	\$250,000	09/01/2018
2/37 WOOD ST, LONG GULLY, VIC 3550	\$242,000	05/01/2018