

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 or locality and postcode

62 Brockley Street Wodonga

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$329,000

or range between \$*

&

\$

Median sale price

(*Delete house or unit as applicable)

Median price \$336,000

*House X

*Unit

Suburb or locality Wodonga

Period - From Feb 2017 to Jan 2018

Source Core Logic

Comparable property sales (*Delete A or B below as applicable)

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 – 326 Beechworth Road Wodonga	\$335,000	03.02.18
2 – 56 Vermont Street Wodonga	\$300,000	21.11.17
3 – 6 Richardson Street Wodonga	\$330,000	18.01.18

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~