



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**299 Walnut Avenue,  
MILDURA 3500**

House

3 beds

1 baths

1 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$230,000 - \$250,000**

### Median sale price

Median **House** for **MILDURA** for period **Feb 2019 - Feb 2019**

Sourced from **Property Data Solutions**.

**\$280,000**

### 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 the most comparable to the property for sale.

**14 Sterling Drive,**  
Mildura 3500

Price **\$248,000** Sold 17 April  
2019

**7 Trevatt Court,**  
Mildura 3500

Price **\$231,000** Sold 18 April  
2019

**1/9 Pearce Court,**  
Mildura 3500

Price **\$245,000** Sold 12 April  
2019

This Statement of Information was prepared on 16th Sep 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Property Data Solutions.

#### Burns & Co

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Mildura VIC 3500

#### Contact agents

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**Burns & Co**