



Statement of Information

Sections 47AF of the Estate Agents Act 1980

46 Flaxman Street,
WARRNAMBOOL 3280

Indicative selling price

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

Range \$260,000 - \$265,000

Median sale price

Median **House** for **WARRNAMBOOL** for period **Jun 2017 - Jun 2018**

Sourced from **Pricefinder**.

\$327,000

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.

442 Raglan Parade,
Warrnambool 3280

Price \$260,000 Sold 21
December 2017

65 Otway Road,
Warrnambool 3280

Price \$360,000 Sold 13
October 2016

3 Fairmont Avenue,
Warrnambool 3280

Price \$265,000 Sold 11 July
2017

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 Pricefinder.

House

3 beds

1 baths

1 parking

Stockdale & Leggo
Warrnambool

128 Lava Street,
Warrnambool VIC 3280

Contact agents



Matthew Northeast
Stockdale & Leggo

03 5561 4444
matt@nsirealestate.com.au

Stockdale
& Leggo