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Statement of Information

176 WILLIAMSON STREET, KENNINGTON, 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



176 WILLIAMSON STREET, KENNINGTON,  4  3  3

Indicative Selling Price

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

Price Range: **\$695,000 to \$735,000**

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

MEDIAN SALE PRICE



KENNINGTON, VIC, 3550

Suburb Median Sale Price (House)

\$362,000

01 April 2017 to 31 March 2018

Provided by:  **pricefinder**

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.



80 STERNBERG ST, KENNINGTON, VIC 3550  4  2  2

Sale Price

***\$733,000**

Sale Date: 05/03/2018

Distance from Property: 257m



60 HARPIN ST, EAST BENDIGO, VIC 3550  4  2  2

Sale Price

\$690,000

Sale Date: 28/11/2017

Distance from Property: 2.2km



2 CURRAWONG CRT, KENNINGTON, VIC 3550  3  2  2

Sale Price

\$689,000

Sale Date: 18/11/2017

Distance from Property: 2km



This report has been compiled on 13/04/2018 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 outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

176 WILLIAMSON STREET, KENNINGTON, VIC 3550

Indicative selling price

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

Price Range:

\$695,000 to \$735,000

Median sale price

Median price

\$362,000

House

X

Unit


Suburb

KENNINGTON

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
80 STERNBERG ST, KENNINGTON, VIC 3550	*\$733,000	05/03/2018
60 HARPIN ST, EAST BENDIGO, VIC 3550	\$690,000	28/11/2017
2 CURRAWONG CRT, KENNINGTON, VIC 3550	\$689,000	18/11/2017