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Statement of Information

21 ROXBURGH CRESCENT, JUNORTOUN, VIC 3551

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



21 ROXBURGH CRESCENT, JUNORTOUN,  4  2  2

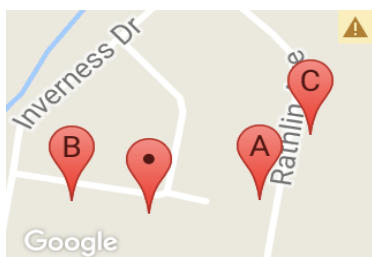
Indicative Selling Price

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

Price Range: **\$485,000 to 499,000**

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

MEDIAN SALE PRICE



JUNORTOUN, VIC, 3551

Suburb Median Sale Price (House)

\$480,000

01 April 2017 to 31 March 2018

Provided by: 

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.



7 RATHLIN AVE, JUNORTOUN, VIC 3551

 4  2  2

Sale Price

\$475,000

Sale Date: 17/01/2018

Distance from Property: 92m



27 ROXBURGH CRES, JUNORTOUN, VIC 3551

 4  2  2

Sale Price

\$463,000

Sale Date: 15/01/2018

Distance from Property: 65m



14 RATHLIN AVE, JUNORTOUN, VIC 3551

 4  2  2

Sale Price

\$475,000

Sale Date: 12/01/2018

Distance from Property: 151m



This report has been compiled on 16/05/2018 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

21 ROXBURGH CRESCENT, JUNORTOUN, VIC 3551

Indicative selling price

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

Price Range:

\$485,000 to 499,000

Median sale price

Median price

\$480,000

House

X

Unit


Suburb

JUNORTOUN

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
7 RATHLIN AVE, JUNORTOUN, VIC 3551	\$475,000	17/01/2018
27 ROXBURGH CRES, JUNORTOUN, VIC 3551	\$463,000	15/01/2018
14 RATHLIN AVE, JUNORTOUN, VIC 3551	\$475,000	12/01/2018