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REAL ESTATE

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Statement of Information

7 INOROM PLACE, KENNINGTON, VIC 3550

Prepared by Property Consultant, Office Phone: 03 5440 9500



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REAL ESTATE

Tweed Sutherland

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



7 INOROM PLACE, KENNINGTON, VIC 3550  4  2  2

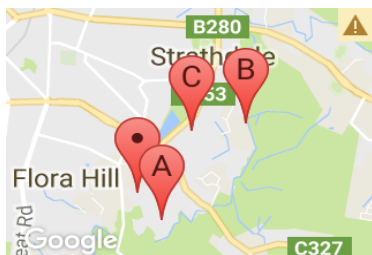
Indicative Selling Price

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

Price Range: \$580,000 to \$600,000

Provided by: Property Consultant, Tweed Sutherland First National Real Estate

MEDIAN SALE PRICE



KENNINGTON, VIC, 3550

Suburb Median Sale Price (House)

\$338,250

01 July 2016 to 30 June 2017

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.



86 MARNIE RD, KENNINGTON, VIC 3550

 4  2  2

Sale Price

\$632,500

Sale Date: 10/02/2017

Distance from Property: 517m



6 SUGAR GLIDER WAY, STRATHDALE, VIC 3550

 4  2  2

Sale Price

\$620,000

Sale Date: 17/01/2017

Distance from Property: 1.8km



35 NABILLA CRES, STRATHDALE, VIC 3550

 3  1  2

Sale Price

***\$587,500**

Sale Date: 05/06/2017

Distance from Property: 1.1km



This report has been compiled on 31/08/2017 by Tweed Sutherland First National Real Estate. Property Data Solutions Pty Ltd 2017 - 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

7 INOROM PLACE, KENNINGTON, VIC 3550

Indicative selling price

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

Price Range:

\$580,000 to \$600,000

Median sale price

Median price

\$338,250

House

X

Unit

Suburb

KENNINGTON

Period

01 July 2016 to 30 June 2017

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
86 MARNIE RD, KENNINGTON, VIC 3550	\$632,500	10/02/2017
6 SUGAR GLIDER WAY, STRATHDALE, VIC 3550	\$620,000	17/01/2017
35 NABILLA CRES, STRATHDALE, VIC 3550	*\$587,500	05/06/2017