# BLUE RIBBON BALLARAT

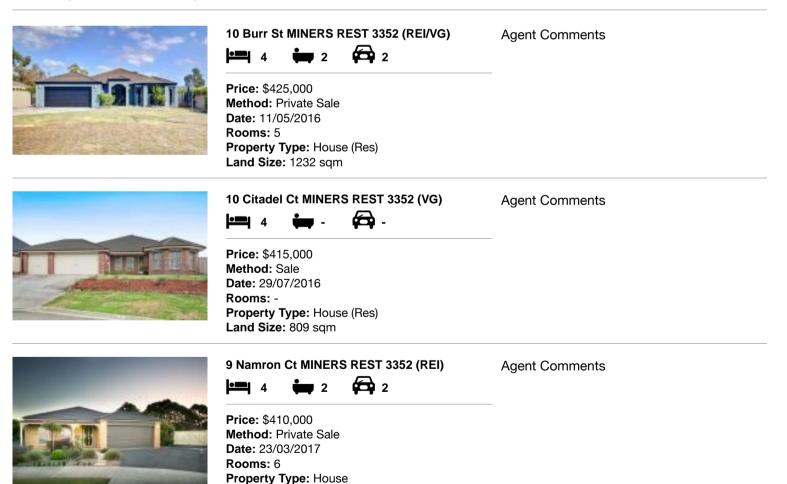




Rooms: Property Type: Land Size: 2031 sqm Agent Comments Helen Newall 03 5332 7477 0419 510 488 helen@blueribbonballarat.com.au

> Indicative Selling Price \$419,950 - \$439,950 Median House Price March quarter 2017: \$355,000

# **Comparable Properties**



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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.





Statement of Information

# Single residential property located outside the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

## Property offered for sale

Address Including suburb or locality andpostcode

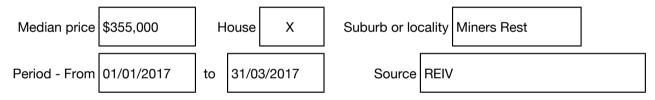
11 Creek Street, Miners Rest Vic 3352

## Indicative selling price

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

Range between \$419,950	&	\$439,950	
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## Median sale price



#### **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
10 Burr St MINERS REST 3352	\$425,000	11/05/2016
10 Citadel Ct MINERS REST 3352	\$415,000	29/07/2016
9 Namron Ct MINERS REST 3352	\$410,000	23/03/2017

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propertydata

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