

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 187 Waranga Drive, KIALLA 3631

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

## Range \$430,000 - \$450,000

### Median sale price

Median **House** for **KIALLA** for period **Jan 2018 - Jan 2018**

Sourced from **RP Data**.

## \$400,000

### 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.

**5 Eppalock Court,**  
Kialla 3631

Price **\$435,000** Sold 06  
February 2018

**26 Kerang Avenue,**  
Kialla 3631

Price **\$418,500** Sold 22  
December 2017

**6 Narran Court,**  
Kialla 3631

Price **\$430,000** Sold 26  
February 2018

### 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 RP Data.

House

4 beds

2 baths

2 parking

**Stockdale & Leggo**  
**Shepparton**

120 Wyndham Street,  
Shepparton VIC 3630

### Contact agents



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**Stockdale**  
**& Leggo**