

Stephen Chalmer

03-51439205

0419-381831

schalmer@chalmer.com.au

Indicative Selling Price

\$249,500

Median House Price

March quarter 2017: \$348,500



2 1 1

Rooms: 3

Property Type: Townhouse
(Single)

Agent Comments

Comparable Properties

2/89 Reeve St SALE 3850 (VG)

Agent Comments

3 - -

Price: \$260,000

Method: Sale

Date: 09/12/2016

Rooms: -

Property Type: Flat/Unit/Apartment (Res)



1/88 Palmerston St SALE 3850 (REI/VG)

Agent Comments

2 1 1

Price: \$254,500

Method: Private Sale

Date: 28/11/2016

Rooms: 6

Property Type: Unit



19/61-65 Raglan St SALE 3850 (VG)

Agent Comments

2 - -

Price: \$245,000

Method: Sale

Date: 19/05/2016

Rooms: -

Property Type: Flat/Unit/Apartment (Res)

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 and postcode

3/89 Reeve Street, Sale Vic 3850

Indicative selling price

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

Single price \$249,500

Median sale price

Median price \$348,500

House X

Suburb or locality Sale

Period - From 01/01/2017

to 31/03/2017

Source REIV

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
2/89 Reeve St SALE 3850	\$260,000	09/12/2016
1/88 Palmerston St SALE 3850	\$254,500	28/11/2016
19/61-65 Raglan St SALE 3850	\$245,000	19/05/2016