



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**46 Harbour Drive,
SEBASTOPOL 3356**

House

2 beds

1 baths

1 parking

Indicative selling price

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

Single price \$260,000

Median sale price

Median **House** for **SEBASTOPOL** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

\$262,500

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.

14 Nader Close,
Redan 3350

Price \$255,000 Sold 01
March 2018

8 Gumdale Place,
Sebastopol 3356

Price \$232,000 Sold 14
February 2018

3/27 Hertford Street,
Sebastopol 3356

Price \$270,000 Sold 01
December 2017

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 Pricefinder.

PRDnationwide Ballarat

51 Lydiard Street South,
BALLARAT VIC 3350

Contact agents



Dean Teuma
PRDnationwide

(03) 5331 1111
0401 335 445
deant@prdballarat.com.au

