

STATEMENT OF INFORMATION

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address including suburb and postcode

6/811 Doveton Street North, Soldiers Hill, VIC 3350

Indicative selling price

\$ 500,000

Range between

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

Median sale price

Median price
\$ 480,000

House

*Delete house or unit as applicable

Suburb
SOLDIERS HILL

Period
19/01/2019 - 18/07/2019

Source
Price Finder

Comparable property sales

These are the three properties sold within two kilometres of the property of the sale in the last six months that the estate agent or agents representative considers to be most comparable to the property for sale



106 HOWARD STREET
SOLDIERS HILL

3 1 2

Normal Sale \$550,000
Date Sold 14/05/2019
Land 515 sqm



414 LYDIARD STREET
SOLDIERS HILL

3 2 2

Normal Sale \$480,000
Date Sold 07/05/2019
Land 213 sqm



1/18 WENDOUREE PARADE
LAKE WENDOUREE

2 2 2

Agents Advice - Sale Price Withheld
Date Sold 23/04/2019
Land 2907 sqm