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## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### LAND Offered for Sale

19 Glasgow Street Rutherglen VIC 3685

3 1 2

### Indicative Selling Price

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

Range between \$400,000 & \$430,000

### Median Sale Price

\$135,000 Lands in Rutherglen between 01 Apr 2018 - 31 Mar 2019

Source: CoreLogic

### Comparable Property Sales

These are the 3 properties sold within 5 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.



**8 James Court Rutherglen VIC 3685** Sold Price **\$420,000** Sold Date **07-Sep-18**

4 2 2

Distance **0.27km**



**25 Humphreys Road Rutherglen VIC 3685** Sold Price **\$425,000** Sold Date **09-Jan-18**

4 2 2

Distance **0.29km**



**186 High Street Rutherglen VIC 3685** Sold Price **\$407,500** Sold Date **16-Jan-19**

4 2 2

Distance **1.51km**

RS = Recent sale

UN = Undisclosed Sale

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