

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

93 Reeve Street, Sale Vic 3850

Indicative selling price

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

Single price

\$320,000

Median sale price

Median price

\$342,000

Property Type

House

Suburb

Sale

Period - From

21/12/2019

to

20/12/2020

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

- A*** 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
1	21 Fitzroy St SALE 3850	\$335,000	19/10/2020
2	64 Thomson St SALE 3850	\$330,000	06/08/2020
3	135 Macarthur St SALE 3850	\$320,000	24/10/2019

OR

- ~~**B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on:

21/12/2020 13:49

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Indicative Selling Price
\$320,000

Median House Price
21/12/2019 - 20/12/2020: \$342,000



Property Type: Aged, Special & Disability Care (Res)

Land Size: 828 sqm approx

Agent Comments

Comparable Properties



21 Fitzroy St SALE 3850 (VG)

Agent Comments



Price: \$335,000

Method: Sale

Date: 19/10/2020

Property Type: House (Res)

Land Size: 630 sqm approx



64 Thomson St SALE 3850 (VG)

Agent Comments



Price: \$330,000

Method: Sale

Date: 06/08/2020

Property Type: House (Res)

Land Size: 1012 sqm approx



135 Macarthur St SALE 3850 (VG)

Agent Comments



Price: \$320,000

Method: Sale

Date: 24/10/2019

Property Type: House (Res)

Land Size: 323 sqm approx