



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

41 Palmer Street,  
ARARAT 3377

House



4 beds



2 baths



2 parking

### Indicative selling price

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

**Range from \$ 330,000 - \$ 345,000**

### Median sale price

Median **House** for **Ararat** for period **Feb 2017 - Feb 2017**  
Sourced from **RP Data**.

**\$ 211,448**

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**83 Banfield Street,**  
Ararat 3377

**Price \$ 340,000** Sold 25 July 2016

**3 Lobelia Drive,**  
Ararat 3377

**Price \$ 340,000** Sold 28 July 2016

**9 Mountain View Court,**  
Ararat 3377

**Price \$ 315,000** Sold 21 December 2017

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 RP Data.

### Contact agents



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### Elders Real Estate Ararat

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