

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

Lot 72, 84 Fairways Drive, Mildura Vic 3500

Indicative selling price

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

Single price

\$250,000

Median sale price

Median price

\$148,750

Property type

Land

Suburb

Mildura

Period - From

1 Jul 2019

to

30 Jun 2020

Source

Corelogic

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 most comparable to the property for sale.

| Address of comparable property | Price | Date of sale |
|---|-----------|--------------|
| 1 Lot 76 Fairways Drive, Mildura Vic 3500 | \$250,000 | 04/11/2019 |
| 2 Lot 87 Fairways Drive, Mildura Vic 3500 | \$250,000 | 12/04/2019 |
| 3 46 Fairways Drive, Mildura Vic 3500 | \$270,000 | 24/05/2019 |

This Statement of Information was prepared on:

28 July 2020