

STATEMENT OF INFORMATION - Section 47AF of the Estate Agents Act 1980

Property offered for sale:

12 Nelson Court, Gisborne Vic 3437

Indicative Selling Price: \$590,000 - \$620,000
for the meaning of this price see consumer.vic.gov.au/underquoting

Median Sale Price: \$800,000

Property Type: House

Suburb: Gisborne

Source: RP Data

Period from : 10/01/2019 to 10/01/2020



Address of Comparable Property Sales:	Price	Date of Sale
---------------------------------------	-------	--------------

The estate agent or agents 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: 10/01/2020

Jason Kennedy	0417 383 235	jason@kennedyandhunt.com.au
----------------------	--------------	-----------------------------

*Whilst all property information is provided in good faith, it is derived from a number of sources and is subject to change. All figures and dimensions are estimates.
Potential purchasers to complete appropriate due diligence and verify all information.
Kennedy & Hunt Real Estate takes no responsibility for any inaccuracies or errors contained therein.*