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REAL ESTATE

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Statement of Information

3 PARK AVENUE, ECHUCA, VIC 3564

Prepared by Rowena Ash, Charles L King & Co First National

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



3 PARK AVENUE, ECHUCA, VIC 3564

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Indicative Selling Price

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

Price Range: \$420,000 to \$430,000

Provided by: Rowena Ash, Charles L King & Co First National

MEDIAN SALE PRICE



ECHUCA, VIC, 3564

Suburb Median Sale Price (House)

\$325,000

01 April 2017 to 31 March 2018

Provided by: 

COMPARABLE PROPERTIES

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.



55 JAMIESON DR, ECHUCA, VIC 3564

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Sale Price

***\$495,000**

Sale Date: 29/03/2018

Distance from Property: 313m



54 MCSWAIN RD, ECHUCA, VIC 3564

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Sale Price

\$420,000

Sale Date: 19/01/2018

Distance from Property: 594m



58 MCSWAIN RD, ECHUCA, VIC 3564

 4
  2
  2

Sale Price

***\$420,000**

Sale Date: 19/01/2018

Distance from Property: 594m



This report has been compiled on 04/04/2018 by Charles L King & Co First National. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3 PARK AVENUE, ECHUCA, VIC 3564

Indicative selling price

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

Price Range:

\$420,000 to \$430,000

Median sale price

Median price

\$325,000

House

X

Unit

Suburb

ECHUCA

Period

01 April 2017 to 31 March 2018

Source



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
55 JAMIESON DR, ECHUCA, VIC 3564	*\$495,000	29/03/2018
54 MCSWAIN RD, ECHUCA, VIC 3564	\$420,000	19/01/2018
58 MCSWAIN RD, ECHUCA, VIC 3564	*\$420,000	19/01/2018