



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

48 Tulane Drive,  
MILDURA 3500

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 \$440,000 - \$470,000**

### Median sale price

Median **House** for **MILDURA** for period **Oct 2016 - Sep 2017**

Sourced from **pricefinder**.

**\$265,675**

### 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 the most comparable to the property for sale.

**275 Walnut Avenue,**  
Mildura 3500

**Price \$460,000** Sold 20  
April 2017

**8 Valentino Court,**  
Mildura 3500

**Price \$460,000** Sold 18  
April 2017

**1553 Walnut Avenue,**  
Mildura 3500

**Price \$467,000** Sold 06  
April 2017

### Additional Information

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 pricefinder.

### Contact agents



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### PRDnationwide Mildura

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