

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



2/42 AVERYS ROAD, EAGLEHAWK, VIC

 2  1  1

Indicative Selling Price

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

Single Price: \$235,000

MEDIAN SALE PRICE



EAGLEHAWK, VIC, 3556

Suburb Median Sale Price (Unit)

\$224,000

01 January 2017 to 30 June 2017

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.



27 CURTAIN ST, EAGLEHAWK, VIC 3556

 2  1  1

Sale Price

Price Withheld

Sale Date: 03/05/2017

Distance from Property: 273m



1/18 MILLER CRT, EAGLEHAWK, VIC 3556

 2  -  -

Sale Price

\$220,000

Sale Date: 08/02/2017

Distance from Property: 138m



1/72 AVERYS RD, CALIFORNIA GULLY, VIC

 2  1  1

Sale Price

\$242,500

Sale Date: 12/01/2017

Distance from Property: 481m



This report has been compiled on 12/09/2017 by Tony Harrington Estate Agents. Property Data Solutions Pty Ltd 2017 - 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

2/42 AVERYS ROAD, EAGLEHAWK, VIC 3556

Indicative selling price

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

Single Price:

\$235,000

Median sale price

Median price

\$224,000

House

X

Unit


Suburb

EAGLEHAWK

Period

01 January 2017 to 30 June 2017

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
27 CURTAIN ST, EAGLEHAWK, VIC 3556	Price Withheld	03/05/2017
1/18 MILLER CRT, EAGLEHAWK, VIC 3556	\$220,000	08/02/2017
1/72 AVERYS RD, CALIFORNIA GULLY, VIC 3556	\$242,500	12/01/2017