

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 3 Sunset Avenue, ECHUCA 3564

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$455,000 - \$465,000**

### Median sale price

Median **House** for **ECHUCA** for period **Jan 2017 - Dec 2017**

Sourced from **Pricefinder**.

**\$330,000**

### 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.

**43 Jamieson Dr,**  
Echuca 3564

Price **\$475,000** Sold 22 May  
2017

**14 Caroline Crt,**  
Echuca 3564

Price **\$460,000** Sold 17  
January 2017

**3 Woodlands Circuit,**  
Echuca 3564

Price **\$450,000** Sold 05  
December 2016

### 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.

House



3 beds



2 baths



2 parking

### Elders Real Estate Echuca

216 Pakenham Street,  
Echuca VIC 3564

### Contact agents



**Kathy Walker**  
Elders

03 5480 7077  
0409 801 740

[kathy.walker@eldersrealestate.com.au](mailto:kathy.walker@eldersrealestate.com.au)

