

Statement of Information

6 March 2018

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6/63-65 Lake Road KYABRAM VIC 3620

Townhouse For Sale view.com.au Property No: 11714749







Indicative Selling Price: Range between \$229,000 - \$239,000 For the meaning of this price see consumer.vic.gov.au/underquoting







Median Sale Price - \$215,000 for a Unit in suburb Kyabram from July to September 2016 Quarter

Median data provided by view.com.au

Comparable Property Sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of Comparable Property

- 1. 3/63-65 Lake Road, Kyabram 3620
- 2. 1/134 Fenaughty Street, Kyabram 3620
- 3. 1/62 Lake Road, Kyabram 3620

Price	Date of Sale
\$237,000	13/11/2017
\$237,000	20/09/2017
\$216,000	10/03/2016



3/63-65 LAKE ROAD, KYABRAM 3620 2 Beds 1 Bath 1 Car



1/134 FENAUGHTY STREET, KYABRAM 3620 2 Beds 1 Bath 1 Car



1/62 LAKE ROAD, KYABRAM 3620

2 Beds 1 Bath 1 Car



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.