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Statement of Information

77 KOSCIUSZKO STREET, TRARALGON, VIC 3844

Prepared by Rachel Kobiela, Phone: 0401 098 763



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



77 KOSCIUSZKO STREET, TRARALGON, 3 2 4

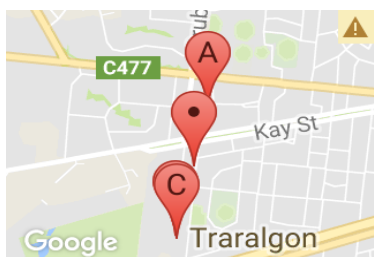
Indicative Selling Price

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

Price Range:

Provided by: Rachel Kobiela, First National Real Estate Latrobe Pty Ltd

MEDIAN SALE PRICE



TRARALGON, VIC, 3844

Suburb Median Sale Price (House)

\$285,000

01 April 2017 to 31 March 2018

Provided by: pricfinder

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 POLLOCK AVE, TRARALGON, VIC 3844 3 1 2

Sale Price

****\$387,000**

Sale Date: 09/05/2018

Distance from Property: 433m



51 SUNDERLAND CCT, TRARALGON, VIC 3844 3 2 2

Sale Price

***\$388,000**

Sale Date: 16/04/2018

Distance from Property: 509m



53 SUNDERLAND CCT, TRARALGON, VIC 3844 4 2 2

Sale Price

\$375,000

Sale Date: 02/02/2018

Distance from Property: 526m



This report has been compiled on 24/05/2018 by First National Real Estate Latrobe Pty Ltd . Property Data Solutions Pty Ltd 2018 - www.pricfinder.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

77 KOSCIUSZKO STREET, TRARALGON, VIC 3844

Indicative selling price

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

Price Range:

Median sale price

Median price

\$285,000

House

Unit

Suburb

TRARALGON

Period

01 April 2017 to 31 March 2018

Source

pricfinder

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 POLLOCK AVE, TRARALGON, VIC 3844	**\$387,000	09/05/2018
51 SUNDERLAND CCT, TRARALGON, VIC 3844	*\$388,000	16/04/2018
53 SUNDERLAND CCT, TRARALGON, VIC 3844	\$375,000	02/02/2018