

STATEMENT OF INFORMATION

19 ROBERTSON STREET, NATHALIA, VIC 3638 PREPARED BY HINCHLIFFE AND GREED REAL ESTATE

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



19 ROBERTSON STREET, NATHALIA, VIC 🕮 3 🕒 1







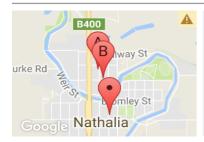
Indicative Selling Price

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

Price Range:

\$250,000 to \$260,000

MEDIAN SALE PRICE



NATHALIA, VIC, 3638

Suburb Median Sale Price (House)

\$224,500

01 October 2016 to 30 September 2017

Provided by: **pricefinder**

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.



18 KOSTADT ST, NATHALIA, VIC 3638







Sale Price

\$255,000

Sale Date: 16/06/2017

Distance from Property: 692m





23 NORTH ST, NATHALIA, VIC 3638







Sale Price

\$240,000

Sale Date: 10/01/2017

Distance from Property: 549m



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	19 ROBERTSON STREET, NATHALIA, VIC 3638
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Indicative selling price

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

Price Range: \$250,000 to \$260,000

Median sale price

Median price	\$224,500	House X	Unit	Suburb	NATHALIA	
Period	01 October 2016 to 30 September 2017		Source	p	pricefinder	

Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
18 KOSTADT ST, NATHALIA, VIC 3638	\$255,000	16/06/2017
23 NORTH ST, NATHALIA, VIC 3638	\$240,000	10/01/2017